

\$998,000 - 5207 Sale Avenue, Woodland Hills

MLS® #24472029

\$998,000

3 Bedroom, 2.00 Bathroom, 1,366 sqft
Residential on 0 Acres

N/A, Woodland Hills,

This Woodland Hills beauty knows how to bring the charm: cozy yet spacious, classic yet updated, peaceful yet perfect for entertaining. Built in 1956, this home is a testament to timeless California living, nestled south of Ventura Boulevard in a highly coveted and desirable area. It's a space where the nostalgia of a simpler era blends seamlessly with the comforts of today. Step inside, and you're greeted by sunlit rooms that exude warmth and character. The hardwood floors gleam, tying each space together, while the living room anchored by a glowing fire place feels like the perfect spot for everything from quiet evenings to lively conversations. It's a home that invites you to kick back, relax, and enjoy life's little moments, the way people did back in the days of neighborhood barbecues and Sunday drives. At the heart of the home is the kitchen, thoughtfully updated with modern finishes but just as inviting as the heart-of-the-home kitchens of the 1950s. Crisp white cabinetry, a marble-topped island, and plenty of gathering space make it the perfect spot for whipping up something delicious while friends or family keep you company. And that window over the sink? It offers a perfect view of the lush backyard, where you can imagine kids playing or friends lounging by the pool; 1950s ideals made beautifully real in 2024. Step outside, and you'll find an entertainer's dream. The sparkling pool and tiered green spaces create a backyard paradise that's ready for anything, from quiet mornings with



coffee to evening dinners with friends. Follow the garden path to an elevated perch, where panoramic views of Los Angeles' twinkling cityscape offer a touch of glamour worthy of a golden-age movie set. The bonus Shed/Bonus space completes the picture, offering a space as versatile as your imagination. With its own mini-split system, it's ideal as a poolside retreat, creative studio, or private escape ready to meet your needs, no matter the season. This home perfectly captures the spirit of 1956, without feeling stuck in the past. With its blend of charm, elegance, and modern updates not to mention its location in one of Woodland Hills' most desirable neighborhoods, it's ready to welcome you to a lifestyle that's as enduring as it is inspiring.

Built in 1956

Essential Information

MLS® #	24472029
Price	\$998,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,366
Acres	0.20
Year Built	1956
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Alexis Hilton
Listing Office	Compass

Community Information

Address	5207 Sale Avenue
Area	WHLL - Woodland Hills
Subdivision	N/A

City	Woodland Hills
County	Los Angeles
Zip Code	91364

Amenities

Parking Spaces	2
Parking	Circular Driveway
Garages	Circular Driveway
View	City Lights
Has Pool	Yes
Pool	In Ground

Exterior

Lot Description	Back Yard, Front Yard
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Interior

Interior	Wood
Appliances	Gas Cooktop, Disposal, Gas Oven, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	January 6th, 2025
Days on Market	19
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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