

# \$5,600 - 5174 Canoga Avenue, Woodland Hills

MLS® #25510881

**\$5,600**

4 Bedroom, 3.00 Bathroom, 2,040 sqft

Residential Lease on 0 Acres

N/A, Woodland Hills,

Discover the charm and warmth of this enchanting 4-bedroom home, complete with a versatile bonus room and 3 bathrooms, nestled in a highly sought-after Woodland Hills neighborhood. From the moment you arrive, the storybook curb appeal, lush landscaping, and inviting front porch set the stage for what lies inside. Step through the door and into a bright, airy space where character abounds. Sunlit rooms, hardwood floors, and cozy stone fireplace create a timeless ambiance. The thoughtfully designed layout offers four spacious bedrooms plus a bonus room, perfect for a home office, media lounge, or playroom. At the heart of the home, the inviting kitchen seamlessly connects to the dining and living areas, making it ideal for everyday living and entertaining. Sliding doors open to a private backyard oasis featuring a sparkling pool, fire pit, and generous lounge space, ideal for soaking up the California sun or hosting summer gatherings. A large garage provides ample storage and additional parking, adding to the home's practicality. Situated in a prime location with easy access to top-rated schools, shopping, dining, and parks, this home offers the perfect blend of charm and convenience. (Please note: furnished photos are virtually staged)



Built in 1952

## Essential Information

MLS® #	25510881
Price	\$5,600
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,040
Acres	0.14
Year Built	1952
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Julie K. Meggat
Listing Office	Compass

## Community Information

Address	5174 Canoga Avenue
Area	WHLL - Woodland Hills
Subdivision	N/A
City	Woodland Hills
County	Los Angeles
Zip Code	91364

## Amenities

Parking Spaces	2
Parking	Private
Garages	Private
Has Pool	Yes
Pool	In Ground, Private, Lap

## Interior

Interior	Laminate, Wood, Carpet, Tile
Appliances	Dishwasher, Refrigerator, Microwave
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

## **Additional Information**

Date Listed	March 12th, 2025
Days on Market	17
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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