

# \$1,595,000 - 17805 Erwin Street, Encino

MLS® #25529207

**\$1,595,000**

5 Bedroom, 3.00 Bathroom, 3,171 sqft

Residential on 0 Acres

N/A, Encino,

Set behind a long privately-gated driveway, 17805 Erwin Street is a beautifully designed 5-bedroom, 4-bathroom custom home located in one of Encino's most desirable neighborhoods. Thoughtfully built in 2007 and set on a generous 13,000+ sq. ft. lot, this 3,171 sq. ft. residence blends comfort, space, and timeless style ideal for growing families and those who love to entertain. The inviting wrap-around front porch and classic architectural details create a warm, welcoming atmosphere from the moment of arrival.

Expansive living spaces feature high ceilings and abundant natural light. The layout includes two separate living rooms, a formal dining area, and a private office or guest room on the main floor well-suited for remote work or multi-generational living. At the heart of the home, the gourmet kitchen boasts rich cabinetry, a breakfast nook, and a walk-in pantry, all opening to a large rear porch, perfect for weekend BBQs or relaxed family gatherings. Upstairs, all bedrooms are generously sized with vaulted ceilings and ample closet space. The primary suite offers a true retreat, complete with a walk-in closet and a spa-like bath with a soaking tub and separate shower. The spacious backyard, surrounded by mature landscaping offers privacy and a grassy yard. An oversized 3-car garage provides ample storage and the potential for ADU conversion for extended family or rental income (buyer to verify). Located near top-rated schools, parks, and



convenient freeway access, this home offers a rare combination of space, function, and long-term value.

Built in 2007

## Essential Information

MLS® #	25529207
Price	\$1,595,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,171
Acres	0.30
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	Alexander Huerta
Listing Office	The Oppenheim Group, Inc.

## Community Information

Address	17805 Erwin Street
Area	ENC - Encino
Subdivision	N/A
City	Encino
County	Los Angeles
Zip Code	91316

## Amenities

Parking Spaces	3
Parking	Garage, Door-Multi
Garages	Garage, Door-Multi
View	None
Has Pool	Yes
Pool	Filtered

## Interior

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

## **Additional Information**

Date Listed	April 23rd, 2025
Days on Market	49
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 6th, 2026 at 10:56am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.