

# \$8,500 - 16811 Escalon Drive, Encino

MLS® #25530941

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## \$8,500

3 Bedroom, 3.00 Bathroom, 2,596 sqft  
Residential Lease on 0 Acres

N/A, Encino,

Welcome to this stunning freshly painted midcentury 3 bedroom 2.5 baths residence located south of the boulevard in the prestigious Encino neighborhood. Minutes away from the restaurants on Ventura Boulevard, Whole Foods, Gelson's market, and a short 3 minute drive to sought after Lanai Elementary school, the location offers easy access to anywhere in the valley and a scenic drive over the hill to the Westside. Beautifully landscaped drought resistant front yard and stone stairs leading to the front entrance complete the curb appeal of the home. Upon entering the formal living room a wall of windows bring the outdoors inside with expansive views of the pool and backyard. The open floorplan has space for large furniture or multiple seating areas around the fireplace. Modern sleek design kitchen features abundant lower cabinets with soft close drawers, kitchen island, Caesarstone countertops, stainless steel Viking appliances, Bosch dishwasher, and a built in pantry. Right off the kitchen, you will find a formal dining area with more storage cabinets and a family room with built-in shelving. There is a large powder room available for your guests. Spacious master bedroom suite is located in the left wing of the house away from the other two bedrooms and will fit a king size bed and ample room for additional furniture. It features vaulted ceilings, walk-in closet, ceiling fan and french doors opening up to the backyard. En-suite master bathroom comes



with a dual vanity and a glass walk-in shower. The other two large bedrooms are on the opposite side of the house and share a hallway bathroom with a dual vanity and shower over tub. There is a separate laundry room that also can serve as a mud room with extra storage space. Large entertainer's backyard with a sizeable heated pool, and built-in garden beds with irrigation. Spacious seating area under gazebo providing shade during the hot summer days and fairy lit dining at night. There is also space for a storage shed in the side yard. Driveway parking available for multiple cars. The home is well maintained and has many more upgrades and features, such as hardwood floors throughout the house, plush carpet in the bedrooms, recess lights, dual pane windows, central A/C and heating, ready to use plug for electric cars and solar panels! All appliances are included.

Built in 1955

### **Essential Information**

MLS® #	25530941
Price	\$8,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,596
Acres	0.35
Year Built	1955
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Mid-Century Modern
Status	Closed
Listing Agent	Anastasia Koroleva
Listing Office	KRE8 Realty

### **Community Information**

Address	16811 Escalon Drive
Area	ENC - Encino
Subdivision	N/A
City	Encino
County	Los Angeles
Zip Code	91436

### **Amenities**

Utilities	Pool
Parking Spaces	2
Parking	Driveway
Garages	Driveway
View	Park/Greenbelt
Has Pool	Yes
Pool	In Ground
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

### **Interior**

Interior	Wood
Interior Features	Ceiling Fan(s), Separate/Formal Dining Room, Open Floorplan, Breakfast Bar, Walk-In Closet(s)
Appliances	Dishwasher, Gas Oven, Dryer, Washer, Disposal, Gas Cooktop, Oven, Refrigerator
Heating	Central, Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **Additional Information**

Date Listed	April 28th, 2025
Days on Market	48
Zoning	LARE15
Short Sale	N
RE / Bank Owned	N

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