

# \$4,500 - 18716 Nau Avenue, Porter Ranch

MLS® #25544509

**\$4,500**

3 Bedroom, 2.00 Bathroom, 1,285 sqft

Residential Lease on 0 Acres

N/A, Porter Ranch,

Step into this charming Ranch-style retreat, where comfort meets functionality in a serene suburban setting. Enter the heart of the home, a spacious, light-filled kitchen boasting warm wooden cabinetry and a cozy breakfast nook that seamlessly connects to a welcoming living area. Slide open the glass doors to reveal a beautifully designed backyard, featuring a brick-paved patio shaded by a beautiful pergola with a translucent roof, perfect for relaxing or entertaining. Gaze out from the backyard and soak in the breathtaking views of lush greenery, gorgeous trees, and distant rolling hills that stretch across the horizon, offering a relaxing escape from the everyday. This 3-bedroom, 2-bathroom home includes a two-car garage, tiled floors throughout, and a well-maintained front yard with a white picket fence, enhancing its curb appeal. Nestled in the peaceful Porter Ranch community, this home provides easy access to top-rated schools, shopping centers, parks, and major highways making commuting a breeze. Don't miss the chance to claim this delightful property.



Built in 1972

## Essential Information

MLS® # 25544509

Price \$4,500

Bedrooms 3

Bathrooms	2.00
Full Baths	2
Square Footage	1,285
Acres	0.20
Year Built	1972
Type	Residential Lease
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Jack Dagher
Listing Office	Equity Union

## Community Information

Address	18716 Nau Avenue
Area	PORA - Porter Ranch
Subdivision	N/A
City	Porter Ranch
County	Los Angeles
Zip Code	91326

## Amenities

Parking Spaces	2
Parking	Door-Multi, Garage
Garages	Door-Multi, Garage
View	City Lights, Hills, Valley
Pool	None

## Interior

Interior	Tile, Vinyl
Interior Features	Recessed Lighting
Appliances	Dishwasher, Gas Cooktop, Gas Oven, Microwave, Dryer, Washer
Heating	Central
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## Additional Information

Date Listed	May 30th, 2025
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Days on Market	38
Zoning	LARE9
Short Sale	N
RE / Bank Owned	N

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