

# \$2,249,000 - 20535 Bluebird Court, Porter Ranch

MLS® #BB25115363

**\$2,249,000**

5 Bedroom, 6.00 Bathroom, 4,278 sqft

Residential on 0 Acres

N/A, Porter Ranch,

Incredible Estate style home at the GUARD GATED HILLCREST COMMUNITY situated in Porter Ranch. NO EXPENSE SPARED – built brand new from the ground up in 2021 with premium builder upgrades and finishes throughout. Amazing cul-de-sac location. ZEN INSPIRED backyard oasis. OWNED/PAID SOLAR. Interior: FIVE BEDROOMS - FIVE AND A HALF BATHS - PLUS A DOWNSTAIRS OFFICE/BONUS ROOM – AND AN UPSTAIRS DEN/LOFT.

Approximately 4278 square feet of living space, on an 8,480 square foot lot. Open concept central floor plan that includes a chefâ€™s kitchen with upgraded granite countertops, magnificent oversized center island, six burner stove, double oven, Jen Air refrigerator, custom cabinetry and a countertop extension that covers the entire wall – all flows beautifully to a family room, two dining areas and the exquisite outdoor grounds.

Upgraded flooring throughout the entire first level. One full bedroom suite on the first floor along with a separate office/bonus room. Four additional bedrooms upstairs. Grand PRIMARY BEDROOM suite with sitting area, large walk in closet, spa like full bath, and huge private balcony. In total, FOUR bedroom suites, plus another guest bedroom and office.

DIRECT ACCESS GARAGE with epoxy flooring, additional cabinets and safe rack for overhead storage. Exterior: Entertainers backyard includes a covered patio/California room with a ceiling fan, R10 rated non slip



large porcelain tiles, lighted sunken dining area with planters, lighted retaining planter wall, built in BBQ station with kitchenette, smart custom aluminum pergola with louvers and led lighting. Highlights include a custom gas fire pit, automated heated SPA, separate water feature with floating steps and turf. Other thoughtful upgrades include automated blinds, a water softener system and a reverse osmosis water spout in the kitchen plus - secure, guard gated access to the development, award winning schools, a fantastic community park, and centrally located to the best shopping and entertainment in the area. From the designer driveway pavers and dual custom planters that greet you as you walk into this home, to the spectacular outdoor living space, this is the ONE! Don't miss it!

Built in 2021

## Essential Information

MLS® #	BB25115363
Price	\$2,249,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	4,278
Acres	0.19
Year Built	2021
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Arto Poladian
Listing Office	Redfin Corporation

## Community Information

Address	20535 Bluebird Court
Area	PORA - Porter Ranch

Subdivision	N/A
City	Porter Ranch
County	Los Angeles
Zip Code	91326

## Amenities

Amenities	Guard, Controlled Access, Horse Trails, Security, Trail(s)
Parking Spaces	2
Parking	Driveway, Garage Faces Front, Garage, Direct Access, Guarded, Paved
# of Garages	2
Garages	Driveway, Garage Faces Front, Garage, Direct Access, Guarded, Paved
View	None
Pool	None

## Exterior

Exterior	Copper Plumbing
Lot Description	Cul-De-Sac
Construction	Copper Plumbing

## Interior

Interior	Carpet, Laminate, Tile
Interior Features	Balcony, Ceiling Fan(s), High Ceilings, Open Floorplan, Two Story Ceilings, Bedroom on Main Level, Loft, Attic, Built-in Features, Entrance Foyer, Granite Counters, Instant Hot Water, Living Room Deck Attached, Pantry, Quartz Counters, Recessed Lighting, Smart Home, Solid Surface Counters, Storage, Tray Ceiling(s), Wired for Data
Appliances	SixBurnerStove, Dishwasher, Electric Oven, Gas Cooktop, Disposal, Gas Oven, Gas Water Heater, Microwave, Refrigerator, Barbecue, Built-In Range, Convection Oven, Double Oven, Electric Range, Electric Water Heater, ENERGY STAR Qualified Appliances, ENERGY STAR Qualified Water Heater, Freezer, Gas Range, High Efficiency Water Heater, Ice Maker
Heating	Forced Air, ENERGY STAR Qualified Equipment, Heat Pump, High Efficiency, Solar, Zoned
Cooling	Wall/Window Unit(s), Dual, ENERGY STAR Qualified Equipment, Gas, Heat Pump, High Efficiency, Humidity Control, Zoned
Fireplace	Yes
Fireplaces	Gas, Outside
# of Stories	2
Stories	Two

## School Information

## District Los Angeles Unified

## Additional Information

Date Listed May 28th, 2025

## Days on Market 5

Short Sale N

RE / Bank Owned N

Based on information from

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