

# **\$1,698,000 - 11701 Cetona Way, Porter Ranch**

MLS® #SR24120374

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**\$1,698,000**

5 Bedroom, 5.00 Bathroom, 3,381 sqft

Residential on 0 Acres

N/A, Porter Ranch,

**NEW YEAR, NEW HOME, NEW PRICE!**

Nestled in the prestigious 24-hour guard-gated community of Bella Vista, this stunning home offers an unparalleled blend of luxury, comfort, and tranquility. Built in 2014, this modern masterpiece spans nearly 3,400 square feet and boasts five spacious bedrooms and five bathrooms, making it the perfect sanctuary for families of all sizes. As you approach the property, the home's curb appeal immediately stands out. Situated on a serene cul-de-sac, the house offers privacy and a sense of exclusivity. The front entrance is adorned with elegant wainscoting walls. Stepping through the doorway, you are greeted by an open and inviting floor plan. The first floor features a versatile bedroom with an en-suite bathroom, ideal for guests. The heart of the home is the expansive great room, where natural light floods the space through large windows. The gourmet kitchen is equipped with stainless steel appliances, custom cabinetry, and a large center island that doubles as a breakfast bar. Adjacent to the kitchen is a formal dining room, perfect for hosting dinner parties and family gatherings. Upstairs, the master suite is a true retreat. This luxurious space includes a private balcony that offers unobstructed views of the breathtaking sunsets along Browns Canyon. The master bathroom, features dual vanities, a soaking tub, a separate walk-in shower, and a spacious walk-in closet. The additional upstairs bedrooms are generously sized and share two Jack and Jill bathrooms.



The second floor also includes an upstairs laundry room and a versatile loft area that can double as additional living space. The backyard is an entertainer's paradise. Having a spacious California Room that overlooks the picturesque views of Browns Canyon is breathtaking. Living in Bella Vista offers more than just a beautiful home. The community is known for its top-notch amenities, including the award-winning Porter Ranch Community School (K-8), Porter Valley Country Club, The Vineyards at Porter Ranch, and numerous parks and hiking trails. The area offers an array of restaurants and retail establishments, catering to all tastes and preferences. This home is not just a place to live, but a lifestyle. The combination of luxurious living spaces and a vibrant community makes it an exceptional opportunity for those seeking the best of Porter Ranch living. Don't miss your chance to own this exquisite property that perfectly balances elegance, comfort, and modern conveniences.

Built in 2014

## Essential Information

MLS® #	SR24120374
Price	\$1,698,000
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	3,381
Acres	0.17
Year Built	2014
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	Monesh Melwani
Listing Office	Keller Williams North Valley

## Community Information

Address	11701 Cetona Way
Area	PORA - Porter Ranch
Subdivision	N/A
City	Porter Ranch
County	Los Angeles
Zip Code	91326

## Amenities

Amenities	Clubhouse, Pool, Recreation Room, Spa/Hot Tub
Utilities	Cable Available, Cable Connected, Electricity Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Phone Available, Phone Connected, Sewer Available, Sewer Connected, Water Available, Water Connected
Parking Spaces	3
Parking	Driveway, Direct Access, Door-Single, Driveway Up Slope From Street, Garage, Garage Door Opener, Garage Faces Front, Paved
# of Garages	3
Garages	Driveway, Direct Access, Door-Single, Driveway Up Slope From Street, Garage, Garage Door Opener, Garage Faces Front, Paved
View	Mountain(s), Canyon
Has Pool	Yes
Pool	Community, Association
Security	Gated Community, Carbon Monoxide Detector(s), Fire Detection System, Fire Sprinkler System, Gated with Attendant, Gated with Guard, Key Card Entry, Prewired, Security Gate, Security Guard, Smoke Detector(s), 24 Hour Security

## Exterior

Exterior	Drywall, Stucco
Lot Description	ZeroToOneUnitAcre, Close to Clubhouse, Irregular Lot, Back Yard, Cul-De-Sac, Landscaped, Lawn, Sprinklers In Front, Sprinklers In Rear, Sprinklers Timer, Sprinkler System, Yard
Windows	Double Pane Windows
Construction	Drywall, Stucco
Foundation	Slab

## Interior

Interior	Carpet, Tile, Vinyl
Interior Features	Ceiling Fan(s), Balcony, Bedroom on Main Level, Breakfast Bar, Built-in Features, Eat-in Kitchen, Granite Counters, High Ceilings, Jack and Jill Bath,

	Open Floorplan, Paneling/Wainscoting, Pantry, Partially Furnished, Primary Suite, Recessed Lighting, Separate/Formal Dining Room, Storage, Walk-In Closet(s)
Appliances	Microwave, Refrigerator, Dishwasher, Double Oven, Dryer, Gas Cooktop, Gas Range, Gas Water Heater, Ice Maker, Tankless Water Heater, Trash Compactor, Vented Exhaust Fan, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Outside
# of Stories	2
Stories	Two

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	June 11th, 2024
Days on Market	178
Zoning	LARE
Short Sale	N
RE / Bank Owned	N

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