

\$949,000 - 11313 Paseo La Cumbre, Porter Ranch

MLS® #SR24202085

\$949,000

4 Bedroom, 3.00 Bathroom, 1,810 sqft
Residential on 2 Acres

N/A, Porter Ranch,

Buyer got cold feet! Back on the market. This is your chance to get this exceptional, turnkey 4-bedroom, 3-bathroom townhome, elegantly situated in the prestigious gated community of Aldea in Porter Ranch. Spanning 1,810 square feet of thoughtfully designed living space, this modern residence combines luxury with functionality, ideal for families seeking an upscale lifestyle or those who love to entertain. Upon entering, you are greeted by a beautifully appointed open-concept layout where natural light pours into the expansive living and dining areas. The gourmet kitchen is a chef's delight with upgraded granite countertops, stainless steel appliances, a custom oversized kitchen island, and abundant cabinetry.

Upstairs, the master suite offers a peaceful retreat, complete with a walk-in closet and a spa-inspired ensuite bathroom and dual vanities. The second level also includes a long hallway with generous built-in cabinetry and separate walk-in closet making it ideal for linen and home essentials storage. Two additional bedrooms provide versatility, perfect for family members, guests, or a playroom for the kids. The fourth bedroom, located on the ground floor, offers convenient access to a full bathroom with a walk-in shower and can serve as a private guest room, home office, or media room.Â

The home also features a private patio, a finished two-car garage, complete with an electric vehicle charger. The entire interior of



the home and all cabinetry have been newly painted for an immaculate finish.Â

As a resident, you will enjoy access to luxurious amenities, including a sparkling resort-style pool, rejuvenating spa, wading pool, BBQ grills, and a playground for the kids. The community is secure and gated with a security guard present and car patrolling in the evening.Â

Perfectly positioned in the heart of Porter Ranch, this home is moments away from top-rated schools, premium shopping at The Vineyards, Whole Foods, and various upscale dining. With nearby access to the 118 freeway and surrounded by scenic hiking trails and parks, this residence offers the perfect balance between vibrant city living and the serene suburban lifestyle.

Donâ€™t let this extraordinary opportunity pass you byâ€”schedule your private tour today!

Built in 2015

Essential Information

MLS® #	SR24202085
Price	\$949,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,810
Acres	1.85
Year Built	2015
Type	Residential
Sub-Type	Townhouse
Style	Spanish
Status	Closed
Listing Agent	Sergio Alex Montalvo
Listing Office	RE/MAX One

Community Information

Address	11313 Paseo La Cumbre
Area	PORA - Porter Ranch
Subdivision	N/A
City	Porter Ranch
County	Los Angeles
Zip Code	91326

Amenities

Amenities	Picnic Area, Pool, Spa/Hot Tub, Management, Playground, Recreation Room
Utilities	Electricity Available, Natural Gas Connected, Sewer Connected, Water Connected, Cable Available, Phone Available
Parking Spaces	2
Parking	Direct Access, Garage, Private
# of Garages	2
Garages	Direct Access, Garage, Private
View	None
Has Pool	Yes
Pool	Community, In Ground, Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s), Gated Community, Gated with Attendant, 24 Hour Security

Exterior

Exterior	Drywall, Stucco, Copper Plumbing
Exterior Features	Barbecue
Lot Description	Near Park
Windows	Double Pane Windows, Insulated Windows
Roof	Fire Proof, Spanish Tile
Construction	Drywall, Stucco, Copper Plumbing
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	Eat-in Kitchen, Open Floorplan, Bedroom on Main Level, All Bedrooms Up, Granite Counters
Appliances	Gas Range, Microwave, Refrigerator, Tankless Water Heater
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	2

Stories Two

School Information

District Los Angeles Unified
High Chatsworth

Additional Information

Date Listed September 30th, 2024
Days on Market 97
Zoning LAC4
Short Sale N
RE / Bank Owned N

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