

# \$399,000 - 18187 Sundowner Way # 826, Canyon Country

MLS® #SR24244248

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## \$399,000

3 Bedroom, 2.00 Bathroom, 948 sqft  
Residential on 2 Acres

American Beauty Soledad (AMBS), Canyon Country,

Located on the 3rd floor, this beautifully updated, true 3 bedroom, 2 bathroom condo offers an open floor plan, perfect for entertaining or relaxing. The updated kitchen features modern appliances and ample counter space, ideal for cooking and hosting. Enjoy the convenience of having a washer and dryer right in your unit. Step outside to the private balcony and take in the views, providing a peaceful retreat from your busy day. This condo is in a prime location with top-rated schools nearby and a variety of fantastic restaurants just around the corner. Donâ€™t miss out on this incredible opportunity to live in a comfortable and convenient space. Schedule a tour today!



Built in 1984

## Essential Information

MLS® #	SR24244248
Price	\$399,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	948
Acres	1.90
Year Built	1984
Type	Residential
Sub-Type	Condominium
Status	Closed

Listing Agent	Tracy Pedevilla
Listing Office	Prime Real Estate

## Community Information

Address	18187 Sundowner Way # 826
Area	CAN1 - Canyon Country 1
Subdivision	American Beauty Soledad (AMBS)
City	Canyon Country
County	Los Angeles
Zip Code	91387

## Amenities

Amenities	Barbecue, Picnic Area, Pool, Spa/Hot Tub, Trash, Call for Rules, Maintenance Grounds, Playground, Water
Utilities	Electricity Connected, Natural Gas Connected, Water Connected, Cable Available, Phone Available
Parking Spaces	2
Parking	Door-Single, Garage, Tandem
# of Garages	2
Garages	Door-Single, Garage, Tandem
View	Mountain(s), Neighborhood
Has Pool	Yes
Pool	Association
Security	Smoke Detector(s), Carbon Monoxide Detector(s)

## Exterior

Lot Description	Corner Lot
Windows	Blinds

## Interior

Interior	Carpet, Tile
Interior Features	Ceiling Fan(s), Walk-In Closet(s), Balcony, High Ceilings
Appliances	Dishwasher, Gas Water Heater, Dryer, Washer, Gas Oven
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District

William S. Hart Union

Additional Information

Date Listed	November 30th, 2024
Days on Market	96
Zoning	SCUR5
Short Sale	N
RE / Bank Owned	N

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