

# \$1,749,000 - 22903 De Kalb, Calabasas

MLS® #SR25030475

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## \$1,749,000

3 Bedroom, 3.00 Bathroom, 2,207 sqft  
Residential on 0 Acres

N/A, Calabasas,

Stunning Mid-Century Modern Home with  
Expansive Views in the Coveted Mulwood  
Triangle

Nestled at the end of a cul-de-sac and up a semi-private driveway, this three-bedroom, three-bathroom split-level home offers both privacy and elegance. A magnificent olive tree greets you at the front of the property, setting the tone for the beauty that lies within.

Step through the double front doors into a grand two-story vaulted entry which opens into a formal dining room with a picture window offering breathtaking views. Or step down into the spacious living room which boasts high ceilings and an inviting decorative fireplace.

The eat-in kitchen, featuring a wall of windows, brings the outdoors in and offers a perfect space for both cooking and entertaining, with easy access to the exterior where a generous backyard awaits. The backyard is an entertainer's dream, offering privacy and serenity with sweeping views. The space includes a side garden, an entertainer's patio with BBQ hookup, and a pergola with power outlets, overhead fan, lighting, and retractable sun shades, making it a comfortable gathering spot in almost any weather. Wide steps lead down to the pool area and expansive â€˜lpeâ€™™ hardwood deck, ideal for relaxing.

The downstairs entertainment room is complete with a wet bar, laundry room with closet, and a convenient half-bath. Upstairs, the primary bedroom offers vaulted ceilings, walk-in closet, and a walk-out balcony where



you can enjoy the views. The second and third bedrooms overlook the pool, deck, and scenic vistas to the north.

Additional features include a finished two-car garage with epoxy floor finish, and free-standing and built-in shelving providing ample storage. Milgard double-paned windows and doors, and custom landscape lighting invite seamless indoor/outdoor living. It's location in the heart of the Mulwood Triangle offers easy access to hiking, shopping, and top-rated schools, including those in the prestigious Las Virgenes School District. With close proximity to the 101 freeway, Mulholland Highway, and Topanga Canyon Blvd, this home offers both a peaceful retreat and convenient access to all that the area has to offer. This property has been loved and cared for. A special opportunity not to be missed!

Built in 1969

**Essential Information**

MLS® #	SR25030475
Price	\$1,749,000
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	2,207
Acres	0.29
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Gail Steinberg
Listing Office	Coldwell Banker Realty

**Community Information**

Address	22903 De Kalb
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Area	CLB - Calabasas
Subdivision	N/A
City	Calabasas
County	Los Angeles
Zip Code	91302

## Amenities

Parking Spaces	2
# of Garages	2
View	Mountain(s), Pool
Has Pool	Yes
Pool	Gunitite, Private

## Exterior

Lot Description	Front Yard, Landscaped, Sprinkler System, Cul-De-Sac, ElevenToFifteenUnitsAcre, Lawn, Sprinklers Timer
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## Interior

Interior Features	Primary Suite, All Bedrooms Up
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, See Remarks
# of Stories	2
Stories	Multi/Split

## School Information

District	Las Virgenes
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## Additional Information

Date Listed	February 12th, 2025
Days on Market	28
Short Sale	N
RE / Bank Owned	N

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