

# **\$1,150,000 - 8101 Bobbyboyar Avenue, West Hills**

MLS® #SR25031541

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## **\$1,150,000**

4 Bedroom, 3.00 Bathroom, 2,256 sqft  
Residential on 0 Acres

N/A, West Hills,

This beautifully renovated two-story 4 Bedroom and 3 Bathroom home that connects to EL CAMINO REAL high school offers the perfect blend of style, comfort and functionality. Featuring elegant wood-like flooring throughout the main living areas, this home boasts a spacious and inviting layout.

Step inside to a warm and cozy living room complete with a charming fireplace, perfect for relaxing evenings. The adjacent dining room flows seamlessly into the modern kitchen, which showcases stainless steel appliances, granite countertops and sleek tile flooring. A striking brick archway leads to the step-down family entertainerâ€™s room, ideal for gatherings and leisure.

Upstairs, the master suite is a private retreat with its own updated en-suite bathroom, the rest of the bedrooms have been updated. Additional highlights include a separate laundry room, a downstairs powder room and a bonus room. Enjoy outdoor living with a covered patio overlooking the grassy area and pool with waterfall and fountains, perfect for year-round entertaining. Don't miss out on this stunning home that has it all!



Built in 1963

## **Essential Information**

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Price	\$1,150,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,256
Acres	0.25
Year Built	1963
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	David Salmanson
Listing Office	Rodeo Realty

### Community Information

Address	8101 Bobbyboyar Avenue
Area	WEH - West Hills
Subdivision	N/A
City	West Hills
County	Los Angeles
Zip Code	91304

### Amenities

Parking	Converted Garage, RV Potential, Oversized
Garages	Converted Garage, RV Potential, Oversized
View	Neighborhood
Has Pool	Yes
Pool	In Ground, Private

### Exterior

Lot Description	Corner Lot
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### Interior

Interior Features	Separate/Formal Dining Room, Eat-in Kitchen, Recessed Lighting, All Bedrooms Up
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room

# of Stories	2
Stories	Two

### **School Information**

District	Los Angeles Unified
High	El Camino Charter

### **Additional Information**

Date Listed	February 12th, 2025
Days on Market	29
Zoning	LARE11
Short Sale	N
RE / Bank Owned	N

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