

\$945,000 - 23409 Friar Street, Woodland Hills

MLS® #SR25042765

\$945,000

4 Bedroom, 2.00 Bathroom, 1,845 sqft
Residential on 0 Acres

N/A, Woodland Hills,

Classic 4 bed, 2 bath, 1,845 sq ft mid-century, ranch style home in a friendly residential neighborhood in Woodland Hills. Full of wonderful period touches this home is just waiting for its next occupant to make it their own! The home offers the benefit of solar panels for energy cost savings, tile floors, ceiling fans, and ample natural light throughout. Invitingly verdant front yard is gated with metal fencing and brick pillars, leading to a long walkway that guides you to a striking double-door entry. Inside, the formal entryway boasts a natural slate floor and a skylight, setting the stage for the warm mid-century ambiance. Step down into the spacious living room, where a stunning natural stone fireplace with a raised hearth becomes the focal point. Another versatile room offers flexibility, whether used as an informal living area or a formal dining room featuring slate flooring and a glass slider opening to the expansive backyard. The updated kitchen impresses with granite counters, rich wood cabinetry, a built-in gas range and a conveniently located washer and dryer, while a sunny breakfast nook invites casual dining. A large primary suite boasts dual closets and an en-suite ¾ bath. Three additional sizable bedrooms, two with wall-unit ACs share a full hall bath. Outside is a backyard designed for relaxation and entertaining, complete with a large slate patio, a brick walkway, mature landscaping—including abundant fruit trees—a covered hot tub on a raised



platform, and plenty of space to enjoy the outdoors or reimagine the space. The attached two-car garage provides additional storage. Wonderfully situated near shopping, dining, entertainment, and recreation, with highly rated schools, including award-winning Welby Way, and close proximity to the Las Virgenes Canyon Preserve. Donâ€™t let this opportunity pass you by!

Built in 1959

Essential Information

MLS® #	SR25042765
Price	\$945,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Square Footage	1,845
Acres	0.16
Year Built	1959
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Stephanie Vitacco
Listing Office	Equity Union

Community Information

Address	23409 Friar Street
Area	WHLL - Woodland Hills
Subdivision	N/A
City	Woodland Hills
County	Los Angeles
Zip Code	91367

Amenities

Parking Spaces	2
Parking	Driveway, Garage, Door-Single

# of Garages	2
Garages	Driveway, Garage, Door-Single
View	None
Pool	None

Exterior

Exterior	Stucco, Frame
Lot Description	Back Yard, Front Yard, Level, Yard
Windows	Double Pane Windows, Skylight(s), Garden Window(s)
Roof	Composition
Construction	Stucco, Frame
Foundation	Slab

Interior

Interior	Tile, Stone
Interior Features	Breakfast Area, Ceiling Fan(s), Separate/Formal Dining Room, Sunken Living Room, Bedroom on Main Level, Main Level Primary
Appliances	Double Oven, Dishwasher, Gas Cooktop, Water Heater
Heating	Central, Heat Pump
Cooling	Wall/Window Unit(s)
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
Elementary	Welby Way
Middle	Hale
High	El Camino

Additional Information

Date Listed	February 27th, 2025
Days on Market	13
Zoning	LARS
Short Sale	N
RE / Bank Owned	N

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