

\$734,900 - 27136 Marisa Drive, Canyon Country

MLS® #SR25047487

\$734,900

3 Bedroom, 3.00 Bathroom, 1,502 sqft

Residential on 2 Acres

Canyon Park Community (CYNP), Canyon Country,

Welcome to this inviting three-bedroom, three-bathroom home where comfort and convenience blend seamlessly. Adjacent to Fair Oaks, this move-in-ready home is located in the gated community of Canyon Park. As you step inside, you'll discover a sunlit haven boasting an open, functional floor plan that exudes pride of ownership. The main level seamlessly connects to the spacious living room, dining area, and kitchen, complete with Corian countertops, stainless steel appliances, and direct access to the two-car garage that offers ample cabinet storage space. A convenient downstairs bathroom adds to the functionality of this level as well.

Wood laminate flooring guides you upstairs to a versatile loft, perfect for a home office or homework study area. Other upstairs features include two generously sized bedrooms, each can access the bathroom in the hallway, as well as a luxurious primary suite that boasts high ceilings. A charming barn door separates the primary bedroom from the primary bathroom, which has been updated with a new stand-up shower featuring designer tile, newer lighting fixtures, vanity mirrors, a walk-in closet, and a wood accent wall adding a stylish touch.

This home offers a cozy backyard with a putting green area and plenty of space to enjoy the beautiful California weather! The neighborhood is very well-maintained, with easy access to shopping, restaurants, and award-winning schools. No Mello Roos tax and



a low HOA. Welcome Home.

Built in 2003

Essential Information

MLS® #	SR25047487
Price	\$734,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,502
Acres	1.87
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Alfredo Manzano
Listing Office	Platinum Real Estate Vip

Community Information

Address	27136 Marisa Drive
Area	CAN1 - Canyon Country 1
Subdivision	Canyon Park Community (CYNP)
City	Canyon Country
County	Los Angeles
Zip Code	91387

Amenities

Amenities	Controlled Access, Call for Rules, Maintenance Grounds
Parking Spaces	2
Parking	Garage Faces Front
# of Garages	2
Garages	Garage Faces Front
View	Neighborhood
Pool	None
Security	Gated Community

Exterior

Lot Description	Back Yard
Roof	Tile
Foundation	Slab

Interior

Interior Features	Ceiling Fan(s), Recessed Lighting, See Remarks, Solid Surface Counters
Appliances	Dishwasher, Microwave, Gas Oven, Gas Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

School Information

District	William S. Hart Union
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Additional Information

Date Listed	March 6th, 2025
Days on Market	41
Zoning	SCSP
Short Sale	N
RE / Bank Owned	N

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