

# **\$1,199,999 - 19401 Twin Hills Place, Porter Ranch**

MLS® #SR25058303

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## **\$1,199,999**

4 Bedroom, 3.00 Bathroom, 2,363 sqft  
Residential on 0 Acres

N/A, Porter Ranch,

Welcome to this beautiful one-story 4-bedroom, 3-bathroom home in the Prestigious Porter Ranch Country Club neighborhood. With a gated entry for added security, this home offers style, comfort, and modern amenities in a tranquil setting. Enter through the formal entry to a spacious living room with cathedral ceilings, crown molding, recessed lighting, custom remote blinds, and new luxury vinyl plank floor throughout the home. The updated kitchen features granite countertops, an electric oven with microwave, gas stove, skylight and a built-in custom granite dining table. The adjacent family room has dual pane sliding glass doors leading to the private oasis backyard. The primary bedroom includes custom wood shutters, crown molding, and an en-suite bathroom with a custom tile shower, upgraded cabinetry, and new luxury vinyl plank floor. Three additional generous size bedrooms share two more bathrooms. This home is equipped with an electric attic fan, dual A/C & Heater units, and Nest thermostats for comfort. The paid-off solar system (5.7 KW, 20 panels) and security system includes 5 security cameras at all corners of the house plus front doorbell camera add peace of mind. A separate entrance offers the potential for a Junior ADU, duplex or separate office. The large corner lot provides space for an ADU or expansion. The private backyard includes mature fruit trees, a custom covered patio 34' X 33' X 12 1/2', gas fire pit, and a brick planter with water &



electricity. Additional features include a 2-car garage with a 220 charger, RV access and a corner lot on a cul-de-sac. The home is located within the boundaries of highly rated award-winning schools, including Castlebay Lane Elementary and Granada Hills Charter High School, making it an ideal location for families. Enjoy the convenience of being close to hiking trails, The Vineyards at Porter Ranch shopping center, coffee shops, Whole Foods, and a variety of restaurants. With easy access to major freeways, this home offers the perfect blend of peaceful living and urban convenience. Don't miss the opportunity to own this beautiful one story home in one of the most desirable neighborhoods in Porter Ranch!

Built in 1977

### Essential Information

MLS® #	SR25058303
Price	\$1,199,999
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,363
Acres	0.29
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Diane Maclennan
Listing Office	Pinnacle Estate Properties

### Community Information

Address	19401 Twin Hills Place
Area	PORA - Porter Ranch
Subdivision	N/A

City	Porter Ranch
County	Los Angeles
Zip Code	91326

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	5
Parking	Door-Multi, Driveway, Garage, Boat, RV Potential
# of Garages	2
Garages	Door-Multi, Driveway, Garage, Boat, RV Potential
View	Mountain(s)
Pool	None
Security	Carbon Monoxide Detector(s), Security Lights

### **Exterior**

Exterior	Stucco, Copper Plumbing
Exterior Features	Rain Gutters
Lot Description	ZeroToOneUnitAcre, Back Yard, Cul-De-Sac, Front Yard, Garden, Lawn, Landscaped, Sprinkler System
Windows	Blinds, Double Pane Windows, Shutters, Skylight(s)
Construction	Stucco, Copper Plumbing
Foundation	Slab

### **Interior**

Interior	Vinyl
Interior Features	Ceiling Fan(s), Open Floorplan, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite, Attic, Breakfast Bar, Crown Molding, Granite Counters, Pantry
Appliances	Gas Cooktop, Disposal, Water Heater
Heating	Central
Cooling	Central Air, Dual
Fireplace	Yes
Fireplaces	Gas, Gas Starter, Living Room
# of Stories	1
Stories	One

### **School Information**

District	Los Angeles Unified
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Elementary	Castle Bay
Middle	Frost
High	Granada Hills Charter

### **Additional Information**

Date Listed	June 3rd, 2025
Days on Market	21
Zoning	LARE11
Short Sale	N
RE / Bank Owned	N

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