

\$1,100,000 - 24405 Derian Drive, Newhall

MLS® #SR25061714

\$1,100,000

5 Bedroom, 3.00 Bathroom, 2,615 sqft

Residential on 0 Acres

Happy Valley (HPVY), Newhall,

Welcome to this Stunning Five-bedroom, Three Bath Home in Happy Valley Home, Offering Over 2,600 Square Feet of Custom Features. A Covered Front Porch and Double Door Entrance Lead You into a Spacious and Inviting Formal Living Room, Adorned with Wide Plank Wood Flooring, Casement Windows, a Raised Hearth Brick Fireplace, and a Bespoke Mantle. The kitchen, Conveniently Located Between the Formal Living Room and the Family Room, boasts a Breakfast Nook with a Large Picture Window, Granite Countertops, a Breakfast Bar, Custom Cabinetry, a Travertine Backsplash, Stainless Steel Appliances, Making it an ideal Gathering Spot. The Cozy Family Room Features Another Impressive Brick Fireplace, and there's also a Downstairs Bedroom with an Attached Full Bathroom, Completing the Main Floor. The Expansive Master Suite Showcases a Third Fireplace, a Walk-in Closet, Granite Countertops, and a Separate Jetted Soaking Tub and Shower. There are Two Additional Spacious Guest Bedrooms on the Upper Floor, one of Which Features its Own Retreat that Could Serve as an Excellent Playroom, Office, Home Gym, or Theater. The Upstairs Guest Bathroom Also Boasts Granite Countertops, along with a Separate Shower and Tub. You'll Find Crown Molding, Upgraded Baseboards, Recessed LED Lighting, and Custom Paint Tones Throughout the Space! The Backyard is a scene out of a story book open and wide. It Also Includes a Two Car



Attached Garage and Potential RV Parking.
Updated Throughout with Hardwire Internet
and Wireless Hubs, Hardwired Home Security
Cameras.
This is a Must-See Property!

Built in 1965

Essential Information

MLS® #	SR25061714
Price	\$1,100,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,615
Acres	0.17
Year Built	1965
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Maria Laboriel
Listing Office	Real Broker

Community Information

Address	24405 Derian Drive
Area	NEW1 - Newhall 1
Subdivision	Happy Valley (HPVY)
City	Newhall
County	Los Angeles
Zip Code	91321

Amenities

Parking Spaces	2
# of Garages	2
View	Valley
Pool	None

Exterior

Lot Description	Cul-De-Sac, Corner Lot
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Interior

Interior Features	Bedroom on Main Level, Breakfast Area, Separate/Formal Dining Room
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 20th, 2025
Days on Market	161
Zoning	SCUR2
Short Sale	N
RE / Bank Owned	N

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