

# **\$199,900 - 8811 Canoga Avenue # 532, Canoga Park**

MLS® #SR25062458

**\$199,900**

2 Bedroom, 2.00 Bathroom, 1,152 sqft

Manufactured In Park on 0 Acres

N/A, Canoga Park,

BEAUTIFUL 2 BEDROOM 2 BATH, SERENE ENVIRONMENT, LARGE FENCED YARD ALL NEWER FOR YOU

HOME FEATURES INCLUDE: Impeccable, Open Remodeled Living Space!



Attention given to every detail in this new to the market 2 Bedroom 2 Bath Canoga Park Home which is certain to impress you.

High Grade Neutral Flooring is as a canvas where every appointment is perfect. Newer installations to the home are: Dual Paned Vinyl Windows throughout, Recessed Lighting, HVAC System, Roller Shades with Valance and an Exterior Tuff Shed.

The Huge Living Room is fabulous for entertaining, Formal Dining Room with Built in Buffet and Display add to ease of living. Kitchen as heart of the home is well appointed. Added features are the Large Master and Guest Bedrooms with Mirrored Wardrobes, Master and Guest Bathrooms each offer Walk in Showers with Newer Vanities. Separate Laundry with Washer, Dryer, Rare to find is the spacious back yard which is Vinyl Fenced. Solid Earthquake Bracing, 2 Car Covered Carport, Exceptional storage throughout Space Rent of 1175. This Turn Key Home is where you will know you belong!

Canoga Mobile Estates is a People and Pet Friendly 55+ Hospitable Home Community.

Gleaming Pool, Spa, Clubhouse, Exercise Room are few of the wonderful amenities. Monthly Social Gatherings & Events, Convenience to 118 Freeway, Public Transport, Metro Orange Line, Shopping, Dining. Beautifully maintained, Superior in Management make this 5 Star Rated Community a Shining Star in San Fernando Valley.

Built in 1971

## Essential Information

MLS® #	SR25062458
Price	\$199,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,152
Acres	0.00
Year Built	1971
Type	Manufactured In Park
Status	Closed
Listing Agent	Melinda Rogow Maman
Listing Office	Blue Diamond Realtors

## Community Information

Address	8811 Canoga Avenue # 532
Area	CP - Canoga Park
Subdivision	N/A
City	Canoga Park
County	Los Angeles
Zip Code	91304

## Amenities

Parking Spaces	4
Parking	Attached Carport, Carport
# of Garages	2
Garages	Attached Carport, Carport

Has Pool	Yes
Pool	In Ground, Community
Security	Carbon Monoxide Detector(s), Smoke Detector(s), 24 Hour Security

## Exterior

Lot Description	ZeroToOneUnitAcre
Windows	Double Pane Windows, Roller Shields, Screens
Foundation	Quake Bracing

## Interior

Interior	Vinyl
Interior Features	All Bedrooms Down, Dressing Area, Recessed Lighting
Appliances	Dishwasher, Gas Water Heater, Refrigerator, Dryer, Washer, Disposal, Gas Cooktop, Gas Oven
Heating	Central
Cooling	Central Air
# of Stories	1

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	March 21st, 2025
Days on Market	109
Short Sale	N
RE / Bank Owned	N

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