

# **\$3,999,000 - 4455 Mammoth Avenue, Sherman Oaks**

MLS® #SR25086367

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## **\$3,999,000**

5 Bedroom, 6.00 Bathroom, 5,123 sqft

Residential on 0 Acres

N/A, Sherman Oaks,

Situated on a quiet, tree-lined street in the vibrant heart of Sherman Oaks, this gated Cape Cod-style home offers a warm interior that seamlessly blends timeless charm with modern amenities. From the moment you walk in, it's clear that every detail has been thoughtfully considered – beginning with the stunning foyer, featuring a 10-foot iron and glass double door, marble-tiled floors and soaring double-height ceilings. Whether hosting lavish soirées or intimate dinner parties, the sun-drenched living room and formal dining room offer the perfect backdrop for effortless entertaining. At the heart of the home lies a showstopping chef's kitchen that boasts top-of-the-line appliances, an oversized marble island, butler's pantry and walk-in pantry. A spacious breakfast nook beautifully connects the kitchen with an inviting family room, where a wide sliding glass door opens to a covered patio for seamless indoor-outdoor living. Completing the main level is a home theater, dedicated office, glass-enclosed wine cellar, ensuite bedroom and powder bathroom. Upstairs, four generously sized ensuite bedrooms with walk-in closets are accompanied by a laundry room and covered balcony. A true sanctuary, the luxurious primary suite is highlighted by a private balcony, custom walk-in closet and spa-inspired bathroom with a jetted tub, large rainfall shower and double vanity. Enveloped by privacy hedges, the expansive backyard retreat features a heated salt water pool/spa



with glass fencing, built-in BBQ and pergola-covered lounge with a cozy outdoor fireplace. Additional amenities include high ceilings throughout and a finished two-car garage with EV charger. Ideally located within the award-winning Dixie Canyon School District and just moments away from Ventura Boulevard, where youâ€™ll find exceptional dining, shopping and entertainment.

Built in 2015

Essential Information

MLS® #	SR25086367
Price	\$3,999,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,123
Acres	0.26
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Style	Cape Cod
Status	Closed
Listing Agent	Dennis Chernov
Listing Office	The Agency

Community Information

Address	4455 Mammoth Avenue
Area	SO - Sherman Oaks
Subdivision	N/A
City	Sherman Oaks
County	Los Angeles
Zip Code	91423

Amenities

Parking Spaces	2
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Parking	Driveway, Garage, Electric Vehicle Charging Station(s), Gated
# of Garages	2
Garages	Driveway, Garage, Electric Vehicle Charging Station(s), Gated
View	Neighborhood, Trees/Woods
Has Pool	Yes
Pool	In Ground, Fenced, Private, Salt Water

## Exterior

Exterior Features	Awning(s), Barbecue, Lighting
Lot Description	ZeroToOneUnitAcre
Windows	Custom Covering(s), Skylight(s)

## Interior

Interior Features	Breakfast Area, Separate/Formal Dining Room, High Ceilings, Pantry, Bedroom on Main Level, Walk-In Pantry, Balcony, Beamed Ceilings, Built-in Features, Cathedral Ceiling(s), Coffered Ceiling(s), Crown Molding, Entrance Foyer, Open Floorplan, Paneling/Wainscoting, Primary Suite, Recessed Lighting, Storage, Two Story Ceilings, Utility Room, Wired for Sound
Appliances	Dishwasher, Microwave, Refrigerator, Double Oven, Freezer, Gas Range, Range Hood
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Family Room, Primary Bedroom, See Through
# of Stories	2
Stories	Two

## School Information

District	Los Angeles Unified
Elementary	Dixie Canyon
Middle	Other
High	Grant

## Additional Information

Date Listed	April 24th, 2025
Days on Market	50
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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