

\$1,149,000 - 8351 Kentland Avenue, West Hills

MLS® #SR25103306

\$1,149,000

4 Bedroom, 2.00 Bathroom, 1,967 sqft

Residential on 0 Acres

N/A, West Hills,

Welcome to Cedarwood Estates â€“ 8351
Kentland Ave, West Hills, CA

Tucked away in the sought-after community of Cedarwood Estates, this inviting West Hills home sits on a meticulously maintained cul-de-sac that radiates pride of ownership and neighborhood charm. With exceptional curb appeal, the residence is framed by manicured landscaping and a welcoming presence.

Inside, vaulted ceilings and a thoughtful layout create an inviting atmosphere. The primary suite on the first floor is expansive, featuring wall-to-wall closet and attached bathroom. Upstairs, you'll find three bedrooms with walk-in closets, along with a full bathroom and a flexible loft areaâ€”ideal for a media space, office, playroom, or even conversion into a fifth bedroom.

Enjoy views from the dining room, kitchen or attached family room into your own personal tranquil retreat. A sparkling pool and spa are surrounded by mature greenery and patio space, perfect for hosting or unwinding in the comfort of your own yard.

Located just down the street from Sean Brown Park, and moments from local hiking trails, top-rated schools, and West Hillsâ€™ shopping and dining destinationsâ€”including The Village, Westfield Topanga, and Old Town Calabasasâ€”this home offers a lifestyle that



blends suburban peace with nearby city access.

A rare opportunity to own in one of West Hills' most desirable neighborhoods.

Built in 1972

Essential Information

MLS® #	SR25103306
Price	\$1,149,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,967
Acres	0.21
Year Built	1972
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Gabriela Martinez
Listing Office	Compass

Community Information

Address	8351 Kentland Avenue
Area	WEH - West Hills
Subdivision	N/A
City	West Hills
County	Los Angeles
Zip Code	91304

Amenities

Utilities	Cable Available, Sewer Connected, Water Connected, Electricity Available, Natural Gas Available, Phone Available
Parking Spaces	6
# of Garages	3
View	Neighborhood
Has Pool	Yes
Pool	In Ground, Private

Exterior

Exterior	Stucco
Lot Description	ZeroToOneUnitAcre, Landscaped, Sprinklers Timer, Sprinkler System, Sprinklers In Front, Sprinklers In Rear
Roof	Concrete
Construction	Stucco

Interior

Interior	Carpet, Laminate, Tile
Interior Features	Separate/Formal Dining Room, Walk-In Closet(s), Loft
Appliances	Dishwasher, Disposal, Gas Water Heater, Microwave, Refrigerator, Free-Standing Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Gas
# of Stories	2
Stories	Two

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	May 5th, 2025
Zoning	LARE9
Short Sale	N
RE / Bank Owned	N

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