

\$1,225,000 - 12646 Woodley Avenue, Granada Hills

MLS® #SR25105525

\$1,225,000

5 Bedroom, 3.00 Bathroom, 2,874 sqft
Residential on 0 Acres

N/A, Granada Hills,

Welcome to this exceptionally private five-bedroom home in Granada Hills, ideally situated directly across from the lush fairways of Knollwood Golf Course. Elevated above the street with a long, oversized driveway and no neighbors in front or behind, this residence offers a rare combination of seclusion and scenic beauty. Step through the double doors into a thoughtfully designed 2874 sq/ft floor plan featuring two bedrooms and one full bath on the main level—perfect for guests or a home office—alongside a spacious family room with a cozy fireplace, a formal living room, an elegant dining room, and a large eat-in kitchen complete with granite countertops and updated appliances. The home is filled with natural light, thanks to abundant windows and glass sliders that open to a truly inviting backyard. Upstairs, you'll find three additional generously sized bedrooms and two full bathrooms, including a spacious primary suite with a walk-in closet and an updated ensuite bath featuring dual sinks. The expansive 17,588 sq/ft lot backyard is a true entertainer's dream, offering multiple covered patios, low-maintenance artificial turf, and a tranquil atmosphere enhanced by mature trees. The setting is so peaceful, you'll forget you're in the heart of the San Fernando Valley—this home feels more like a mountain hideaway.



Built in 1967

Essential Information

MLS® #	SR25105525
Price	\$1,225,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,874
Acres	0.40
Year Built	1967
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Diana Hagopian
Listing Office	Pinnacle Estate Properties, Inc.

Community Information

Address	12646 Woodley Avenue
Area	GH - Granada Hills
Subdivision	N/A
City	Granada Hills
County	Los Angeles
Zip Code	91344

Amenities

Utilities	Natural Gas Connected, Sewer Connected, Electricity Connected, Water Connected
Parking Spaces	2
Parking	Direct Access, Driveway, Garage
# of Garages	2
Garages	Direct Access, Driveway, Garage
View	Neighborhood, Trees/Woods, Golf Course
Pool	None

Exterior

Exterior	Stucco, Wood Siding, Copper Plumbing
Exterior Features	Rain Gutters
Lot Description	Irregular Lot
Windows	Double Pane Windows, Shutters

Roof	Composition
Construction	Stucco, Wood Siding, Copper Plumbing
Foundation	Slab, Raised

Interior

Interior	Laminate, Tile, Wood
Interior Features	Separate/Formal Dining Room, Granite Counters, Bedroom on Main Level, Walk-In Closet(s), Crown Molding, Eat-in Kitchen
Appliances	Dishwasher, Disposal, Gas Range, Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

District	Los Angeles Unified
Elementary	Buyer to Verify
Middle	Buyer to Verify
High	Buyer to Verify

Additional Information

Date Listed	May 12th, 2025
Days on Market	11
Zoning	LARA
Short Sale	N
RE / Bank Owned	N

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