

# **\$725,000 - 29536 Wistaria Valley Road, Canyon Country**

MLS® #SR25132988

**\$725,000**

4 Bedroom, 2.00 Bathroom, 1,293 sqft

Residential on 0 Acres

Timberlane (TBLN), Canyon Country,

Tucked away in an established and peaceful Santa Clarita neighborhood, this 4-bedroom home offers comfort, convenience, and endless potential. Sitting on a generously sized lot, there's room to garden (currently a producing grapefruit and Meyer lemon tree in the backyard), entertain, or expand—whatever suits your vision! Inside, you'll find tile floors that keep things cool and easy to maintain, and a spacious kitchen that flows right into the dining room—perfect for everyday living or hosting friends and family. Kitchen features granite counter tops, double sink, bay window, and don't miss the barn doors that lead to good size pantry. The primary bedroom features two closets, including a walk-in and 1/2 primary bath; while three additional bedrooms provide plenty of space for everyone. Updates include: Dual pane windows, smooth ceilings and ceiling fans in all the rooms. No HOA! Gated RV parking! Located just minutes from shopping, dining, and top-rated local schools, with easy access to the 14 freeway for commuters, this home truly has a little bit of everything. Move-in ready and waiting for your personal touch!



Built in 1969

## **Essential Information**

MLS® # SR25132988

Price \$725,000

Bedrooms	4
Bathrooms	2.00
Full Baths	1
Square Footage	1,293
Acres	0.24
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Style	Modern
Status	Closed
Listing Agent	Hilary Blaha
Listing Office	eXp Realty of California Inc

## Community Information

Address	29536 Wistaria Valley Road
Area	CAN2 - Canyon Country 2
Subdivision	Timberlane (TBLN)
City	Canyon Country
County	Los Angeles
Zip Code	91387

## Amenities

Parking Spaces	2
Parking	Direct Access, Garage
# of Garages	2
Garages	Direct Access, Garage
View	Hills
Pool	None

## Exterior

Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard
Windows	Double Pane Windows, Bay Window(s)

## Interior

Interior	Laminate, Tile
Interior Features	Ceiling Fan(s), Eat-in Kitchen, All Bedrooms Down, Walk-In Closet(s), Granite Counters
Appliances	Dishwasher, Electric Range, Disposal, Microwave, Refrigerator
Heating	Central

Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	William S. Hart Union
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## Additional Information

Date Listed	June 12th, 2025
Days on Market	1
Zoning	SCUR2
Short Sale	N
RE / Bank Owned	N

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