

\$729,999 - 9403 Via Yolanda, Burbank

MLS® #SR25135035

\$729,999

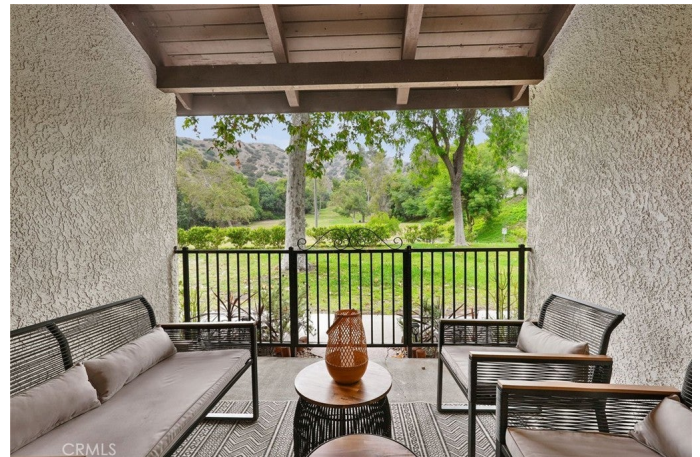
2 Bedroom, 3.00 Bathroom, 1,244 sqft
Residential on 4 Acres

N/A, Burbank,

Serene Views! Modern luxury meets comfort in this beautifully renovated 2-bed, 2.5-bath townhome, ideally located in the most sought-after pocket of Cabrini Villas. Enjoy peaceful canyon views from the living room & primary bedroom, as well as from the private entertaining patio & balcony, offering a perfect indoor-outdoor lifestyle.

Inside, the sun-drenched kitchen and dining area is a chef's dream, with a premium Café appliance package, custom hardware, designer backsplash, and statement lighting—all thoughtfully curated for both style and function. The open-concept living space is enhanced by marble and engineered wood flooring, statement fireplace and additional half bath, all with high-end finishes throughout. Both spacious ensuite bedrooms offer ultimate comfort, each with built-out walk-in closets and custom-curated bathrooms showcasing modern vanities, premium lighting, and exquisite tile, fixtures and a jetted tub in the primary bath. Additional highlights include a side-by-side laundry room and a versatile bonus room off the private 2-car garage—perfect for an office, gym, or workshop.

Enjoy resort-style living with access to multiple pools, tennis courts, a playground, basketball and volleyball courts, saunas, a clubhouse, abundant guest parking, and 24-hour security—all within a pet-friendly community. This turnkey townhome offers luxury, location, and lifestyle—don't miss this rare



opportunity.

Built in 1978

Essential Information

MLS® #	SR25135035
Price	\$729,999
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	1
Square Footage	1,244
Acres	4.48
Year Built	1978
Type	Residential
Sub-Type	Townhouse
Status	Closed
Listing Agent	Jennifer Landon
Listing Office	Landon Realty Group

Community Information

Address	9403 Via Yolanda
Area	610 - Burbank
Subdivision	N/A
City	Burbank
County	Los Angeles
Zip Code	91504

Amenities

Amenities	Pool, Spa/Hot Tub, Barbecue, Clubhouse, Fitness Center, Pets Allowed, Picnic Area, Playground, Recreation Room, Sport Court, Tennis Court(s)
Utilities	See Remarks
Parking Spaces	4
Parking	Door-Multi, Garage, See Remarks
# of Garages	2
Garages	Door-Multi, Garage, See Remarks
Has Pool	Yes
Pool	Community, Association, See Remarks

Exterior

Lot Description	Lawn, Landscaped
Roof	See Remarks
Foundation	See Remarks

Interior

Interior	See Remarks
Interior Features	See Remarks
Heating	Central, See Remarks
Cooling	Central Air
Fireplace	Yes
Fireplaces	See Remarks
# of Stories	3
Stories	Three Or More

School Information

District	Burbank Unified
----------	-----------------

Additional Information

Date Listed	June 17th, 2025
Days on Market	13
Zoning	LARD3
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of January 9th, 2026 at 5:10pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.