

\$1,999,999 - 23135 Park Contessa, Calabasas

MLS® #SR25149694

\$1,999,999

5 Bedroom, 3.00 Bathroom, 2,827 sqft

Residential on 0 Acres

N/A, Calabasas,

RARE SINGLE-FAMILY HOME ABOVE THE LAKE IN CLASSIC CALABASAS

Located on one of only two streets in the community featuring traditional single-family residences...the rest being the zero-lot-line homes or townhomes, this property presents a rare opportunity. A true fixer from top to bottom, inside and out, it offers immense potential in a premier location with lake views and exceptional privacy.

Nestled among mature olive trees, this could become someone's incredible forever home. The main 2-story house features 4 bedrooms and 2.5 bathrooms. Additionally, there is a detached guest suite or potential ADU located behind the garage, with its own private entrance overlooking the serene yard. It features a bathroom but no kitchen facilities. This is not a garage conversion.

An entry portico separates the main house from the guest suite and or ADU. It is sometimes enclosed in similar homes to expand the main residence, creating space for a playroom, family room, or a downstairs primary suite...an uncommon feature in Calabasas due to typically smaller lot sizes.

Built in 1969



Essential Information

MLS® #	SR25149694
Price	\$1,999,999
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,827
Acres	0.21
Year Built	1969
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	Heidi Adams
Listing Office	Coldwell Banker Realty

Community Information

Address	23135 Park Contessa
Area	CLB - Calabasas
Subdivision	N/A
City	Calabasas
County	Los Angeles
Zip Code	91302

Amenities

Amenities	Security
Utilities	See Remarks
Parking Spaces	3
# of Garages	3
View	Park/Greenbelt, Water
Waterfront	Lake
Has Pool	Yes
Pool	Private

Exterior

Lot Description	Cul-De-Sac, Walkstreet, Yard
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Interior

Interior Features	In-Law Floorplan
Heating	Central, Electric, Fireplace(s)

Cooling	Central Air, Electric, See Remarks
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

School Information

District	Las Virgenes
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Additional Information

Date Listed	July 3rd, 2025
Days on Market	8
Zoning	LCRPD1000012U*
Short Sale	N
RE / Bank Owned	N

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