

\$675,000 - 9576 Via Bernardo, Burbank

MLS® #SR25149855

\$675,000

3 Bedroom, 3.00 Bathroom, 1,478 sqft

Residential on 8 Acres

N/A, Burbank,

Welcome to Your Burbank Townhome in Cabrini Villas!

This 3-bedroom, 2.5-bath corner unit townhome in the highly desirable Cabrini Villas offers the perfect blend of comfort, style, and location with great views. From the moment you walk in, you'll be drawn to the open floor plan that connects the spacious living room, dining area, and kitchen—ideal for both everyday living and entertaining.

Enjoy the stunning hillside views from the living room, covered patio, or your primary suite balcony. Cozy up by the living room fireplace or gather around the eat-at kitchen counter for casual meals. The kitchen comes complete with all appliances including refrigerator. There's even room for a dining table.

Upstairs, the primary bedroom retreat features a walk-in closet, walk-in shower, and balcony with views. Two additional bedrooms are perfect for family, guests, or a home office and share a full hallway bathroom.

Additional highlights include:

- Laminate floors downstairs
- Brand-new carpet on stairs and entire upstairs
- Ceiling fans in primary bedroom and living room
- Convenient downstairs 1/2 bathroom



Corner location for extra privacy and natural light

It is a great location near freeway for any commuters. Cabrini Villas offers resort-style amenities including pools, tennis courts, a clubhouse, and lush greenbelts.

The HOA fees include sewer, water, cable, high-speed internet, and exterior maintenance, making it a worry-free homeownership experience.

This home truly has it all—space, comfort, views, and location. It just has a couple of projects to do to while making it your own! Come see it for yourself!

Built in 1977

Essential Information

MLS® #	SR25149855
Price	\$675,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,478
Acres	7.53
Year Built	1977
Type	Residential
Sub-Type	Townhouse
Status	Closed
Listing Agent	Neal Weichel
Listing Office	RE/MAX of Santa Clarita

Community Information

Address	9576 Via Bernardo
Area	610 - Burbank
Subdivision	N/A

City Burbank
County Los Angeles
Zip Code 91504

Amenities

Amenities Clubhouse, Sport Court, Barbecue, Picnic Area, Playground, Pool, Spa/Hot Tub, Tennis Court(s), Fitness Center, Pets Allowed, Recreation Room
Parking Spaces 2
Parking Garage
of Garages 2
Garages Garage
View City Lights, Neighborhood, Mountain(s)
Has Pool Yes
Pool Association

Exterior

Lot Description ZeroToOneUnitAcre

Interior

Interior Laminate
Interior Features Breakfast Bar, Balcony, Open Floorplan, All Bedrooms Up, Multiple Staircases
Appliances Dishwasher, Gas Oven, Gas Range, Refrigerator, Dryer, Washer
Heating Central
Cooling Central Air
Fireplace Yes
Fireplaces Living Room
of Stories 3
Stories Three Or More

School Information

District Burbank Unified

Additional Information

Date Listed July 4th, 2025
Days on Market 56
Zoning LARD3
Short Sale N
RE / Bank Owned N

Based on information from California Regional Multiple Listing Service, Inc. as of January 16th, 2026 at 8:26pm PST.

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