

# **\$2,089,000 - 20526 Deer Grass Court, Porter Ranch**

MLS® #SR25156950

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**\$2,089,000**

5 Bedroom, 6.00 Bathroom, 4,074 sqft

Residential on 0 Acres

N/A, Porter Ranch,

Looking for the best in Luxury living? Well, look no further! Located up in the hills of the highly sought-out area of Porter Ranch. I Welcome You to the luxurious Hillcrest Community! Situated on a quiet cul-de-sac, this gorgeous 5 Bedrooms / 5.5 Baths residence is illuminated with natural light that flows throughout the home's open, airy layout. The captivating foyer is highlighted by gleaming Chevron tile flooring design, high vaulted ceilings and an elegant spiral staircase. Every detail was carefully selected and quality crafted. The main floor features a massive great room perfect for large families, a formal dining area and kitchenette. The inviting gourmet kitchen features Kitchen Aid appliances (6 burner range, pot filler, double ovens, microwave and built in refrigerator), Quartz counters/backsplash, custom up to the ceiling cabinets, extended buffet counter, built in drawers and cabinets in the home are full extension and soft close, walk-in pantry and large center island. One bedroom located on the 1st floor and a den which can be utilized as an office or gym. Four bedrooms upstairs include a Primary Suite that is sure to impress, featuring coffered ceilings, beautiful valley views from your private balcony, a luxurious "Hotel Style" master Bath with Quartz countertops, dual sinks, an oversized soaking tub, separate double door walk-in shower and two large walk-in closets. Beyond the great room downstairs are floor to ceiling sliding doors which open up to the large Luxury



Outdoor living patio equipped with cozy fireplace. Relax, unwind, or entertain guests in your beautiful backyard featuring beautiful sunset views, built in BBQ, private spa and drought tolerant landscaping, Other features include a spacious loft, laundry room (washer and dryer included) on second level, plantation shutters, paid off solar and EV hook up in the garage. Located within the highly acclaimed Porter Ranch Community School and minutes away from "The Vineyards"• this plaza features Whole Foods Market, restaurants, Pete's Coffee, movie theater, shopping and more. This residence is LUXURY LIVING AT ITS BEST!!

Built in 2022

**Essential Information**

MLS® #	SR25156950
Price	\$2,089,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	4,074
Acres	0.17
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Erik Cabral
Listing Office	Pinnacle Estate Properties

**Community Information**

Address	20526 Deer Grass Court
Area	PORA - Porter Ranch
Subdivision	N/A
City	Porter Ranch
County	Los Angeles

Zip Code 91326

## Amenities

Amenities Guard, Maintenance Grounds, Security  
Utilities Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected  
Parking Spaces 2  
Parking Door-Multi, Garage  
# of Garages 2  
Garages Door-Multi, Garage  
View Mountain(s), Canyon, City Lights, Valley  
Pool None  
Security Carbon Monoxide Detector(s), Gated Community, Smoke Detector(s), Fire Sprinkler System, Gated with Attendant, Gated with Guard, 24 Hour Security

## Exterior

Exterior Features Barbecue  
Lot Description Back Yard, Cul-De-Sac, Drip Irrigation/Bubblers, Front Yard, Yard  
Windows Blinds, Double Pane Windows, Drapes, Plantation Shutters  
Roof Spanish Tile

## Interior

Interior Carpet, Tile  
Interior Features Breakfast Bar, High Ceilings, Open Floorplan, Balcony, Bedroom on Main Level, Ceiling Fan(s), Coffered Ceiling(s), Eat-in Kitchen, Entrance Foyer, Loft, Pantry, Primary Suite, Recessed Lighting, Separate/Formal Dining Room, Two Story Ceilings, Walk-In Closet(s), Walk-In Pantry  
Appliances Microwave, Refrigerator, Barbecue, Dishwasher, Double Oven, Dryer, Gas Range, Range Hood, SixBurnerStove, Tankless Water Heater, Trash Compactor, Vented Exhaust Fan, Washer  
Heating Central  
Cooling Central Air  
Fireplace Yes  
Fireplaces Gas, Outside  
# of Stories 2  
Stories Two

## School Information

District Los Angeles Unified  
High Chatsworth

**Additional Information**

Date Listed	July 16th, 2025
Days on Market	69
Zoning	LARE
Short Sale	N
RE / Bank Owned	N

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