

\$1,450,000 - 18830 Beechtree Lane, Porter Ranch

MLS® #SR25161304

\$1,450,000

5 Bedroom, 5.00 Bathroom, 3,521 sqft

Residential on 0 Acres

N/A, Porter Ranch,

Nestled in the prestigious Ridgegate community of Porter Ranch, discover a lifestyle of luxury & comfort. The elegant guard-gated entrance, pride of ownership that resonates throughout this upscale neighborhood. Stepping inside this remarkable single-story residence, over 3,500 square feet of thoughtfully designed living space, all set on an impressive 11,000 square foot lot. This magnificent single story home features 5 bedrooms and 5 baths. Impressive soaring ceilings & grand walkway create a breathtaking first impression, hinting at the beauty that lies beyond. Sophisticated living room, where natural light dances through the windows, soaring ceilings accentuating the space. The formal dining room flows seamlessly into the chefâ€™s kitchen, a culinary paradise equipped with stainless steel appliances, built in refrigerator. Granite countertops & expansive center island offer ample space for meal preparation. Cozy breakfast nook provides a delightful spot to savor your morning coffee, easy access to the beautiful backyard and covered patio. The family room with soaring ceilings and wet bar, serves as the perfect gathering place. Its statement fireplace draws you in, making it an inviting space for family, friends to unwind & create lasting memories. Retreat to the primary suite, a true sanctuary featuring coffered ceilings, walk-in closet. The ensuite bathroom offers a spa-like experience with a separate shower and soaking tub, alongside



dual vanities that eliminate the hassle of sharing. Four additional spacious bedrooms, each with its own ensuite bathroom, ensure that everyone has their own private haven. Low-maintenance backyard is a serene escape, a covered patio, vibrant landscaping, including blooming flowers that bring joy throughout the seasons. It's the perfect setting for al fresco dining or special evening gatherings. This home is not only beautiful but also equipped with modern conveniences. This home checks every box—a perfect blend of elegance, functionality, and comfort. Premier schools, Granada, Nobel & Beckford. This is more than just a residence; it's a place where you can truly fall in love with life. Don't miss your chance to call it yours.

Built in 1988

Essential Information

MLS® #	SR25161304
Price	\$1,450,000
Bedrooms	5
Bathrooms	5.00
Full Baths	2
Half Baths	1
Square Footage	3,521
Acres	0.25
Year Built	1988
Type	Residential
Sub-Type	Single Family Residence
Style	Modern, Traditional
Status	Closed
Listing Agent	Christine Williams
Listing Office	RE/MAX One

Community Information

Address	18830 Beechtree Lane
Area	PORA - Porter Ranch

Subdivision	N/A
City	Porter Ranch
County	Los Angeles
Zip Code	91326

Amenities

Amenities	Guard
Utilities	Natural Gas Connected, Sewer Connected, Water Connected, Electricity Connected
Parking Spaces	3
Parking	Driveway, Garage, Direct Access, Garage Faces Front
# of Garages	3
Garages	Driveway, Garage, Direct Access, Garage Faces Front
View	None
Pool	None
Security	Gated Community, Gated with Attendant

Exterior

Lot Description	Cul-De-Sac, Front Yard, Sprinklers In Front, Sprinklers In Rear
Windows	Double Pane Windows
Roof	Tile
Foundation	Slab

Interior

Interior	Carpet, Tile
Interior Features	Breakfast Area, Separate/Formal Dining Room, High Ceilings, Open Floorplan, Main Level Primary, Primary Suite, Bar, Block Walls, Coffered Ceiling(s), Dressing Area, Granite Counters, In-Law Floorplan, Pantry, Utility Room, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Refrigerator, Double Oven, Freezer, Gas Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room, Family Room, Primary Bedroom
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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Elementary	Beckford
Middle	Nobel
High	Granada Hills

Additional Information

Date Listed	July 18th, 2025
Days on Market	32
Zoning	LARE11
Short Sale	N
RE / Bank Owned	N

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