

\$1,049,990 - 9835 Nevada Avenue, Chatsworth

MLS® #SR25187776

\$1,049,990

4 Bedroom, 3.00 Bathroom, 1,892 sqft

Residential on 0 Acres

N/A, Chatsworth,

EXCLUSIVE WEST OF TOPANGA CUL-DE-SAC ENCLAVE - one of the Valleyâ€™s LAST hidden gems - and a POOL HOME no less. Set where Chatsworthâ€™s Santa Susana mountain views, equestrian trails, and a little bit of Hollywood history meets a slower pace of life. Bask in leisurely brunches with a 5-minute walk to locally-famous Country Deli, then a stroll on over to the even-more-locally-famous Cowboy Palace Saloon! Well-priced 4-bed, 3-bath lifestyle that space, privacy, and community.

Behind the gated front entry, a statement foyer leads into a wide-open living space filled with natural light and timeless finishes. The expansive living and family rooms flow seamlessly together, making the home perfect for entertaining or relaxing in comfort. Pleasant neutral tones, recessed lighting, and vaulted ceilings create an inviting atmosphere throughout. The remodeled kitchen features granite countertops, warm cabinetry, and a connected dining area ideal for family gatherings.

The spacious primary suite boasts a private bath and custom closet system, while additional bedrooms also feature custom closets, providing both style and functionality. Practical perks include a rare 3-car garage with built-in cabinets, attic storage, and a separate laundry room.



Step outside to your private backyard retreat – a sparkling pool and spa that were replastered and upgraded with a new heater, LED color-changing lighting, and fully refreshed hardscaping. Whether hosting summer barbecues or enjoying peaceful evenings under the Chatsworth sky, this backyard is designed for year-round enjoyment.

Chatsworth remains one of the Valley's best-kept secrets – where the air feels fresher, traffic is lighter, and neighbors greet you with a smile. With nearby equestrian estates, Hollywood film history, and endless hiking trails, this community embodies the best of Southern California living.

Built in 1978

Essential Information

MLS® #	SR25187776
Price	\$1,049,990
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,892
Acres	0.17
Year Built	1978
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Julian Park
Listing Office	Park Regency Realty

Community Information

Address	9835 Nevada Avenue
Area	CHT - Chatsworth
Subdivision	N/A
City	Chatsworth

County Los Angeles
Zip Code 91311

Amenities

Parking Spaces 3
of Garages 3
View Mountain(s)
Has Pool Yes
Pool Private

Exterior

Lot Description ZeroToOneUnitAcre

Interior

Interior Features All Bedrooms Down
Heating Central
Cooling Central Air
Fireplaces None
of Stories 1
Stories One

School Information

District Los Angeles Unified

Additional Information

Date Listed August 19th, 2025
Days on Market 65
Zoning LARS
Short Sale N
RE / Bank Owned N

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