

# \$999,950 - 22051 Avenue San Luis, Woodland Hills

MLS® #SR25197053

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## \$999,950

3 Bedroom, 2.00 Bathroom, 1,465 sqft  
Residential on 0 Acres

N/A, Woodland Hills,

This is the home you have been waiting for! South of the Blvd. charmer that instantly makes you feel welcome and comfortable. Welcome to 22051 Avenue San Luis, a delightful residence that perfectly blends classic charm with modern upgrades. Exterior of home was just painted 10/25. This beautiful home features an inviting atmosphere and a host of appealing details that will capture your heart. Behind the white picket fence and rose bushes lies an adorable 3 bedroom, 2 bath home with the perfect blend of original touches & modern comforts. Step inside to discover an open-concept living space bathed in natural light, showcasing warm hardwood floors and rustic charm throughout. The heart of this home is undoubtedly the stunning kitchen, recently remodeled to perfection. It boasts sleek quartz countertops, stainless steel appliances, a great island, farmhouse sink and custom cabinetry that provides both style and functionality. Whether you're a culinary enthusiast or simply enjoy entertaining, this kitchen is sure to impress! The spacious layout offers ample room for relaxation and gatherings, with a cozy dining area that flows effortlessly from the kitchen. The charming features extend beyond the kitchen, with thoughtfully designed living spaces that create a warm and welcoming ambiance. Upgrades include, crown moldings, recessed lights, wood shutters and designer paint choices throughout. Off the family room is a large patio that overlooks the private yard that is perfect



for outdoor entertaining or simply enjoying the serene surroundings. There are also multiple storage sheds and a great mancave/office. Located in a sought-after neighborhood, this home is conveniently situated near local amenities, parks, and schools. Don't miss your chance to make this charming property your own! Schedule a showing today and experience the perfect blend of character and modern living at 22051 Avenue San Luis.

Built in 1950

### Essential Information

MLS® #	SR25197053
Price	\$999,950
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,465
Acres	0.14
Year Built	1950
Type	Residential
Sub-Type	Single Family Residence
Style	Cottage
Status	Closed
Listing Agent	Ryan Pringle
Listing Office	Keller Williams Realty World Class

### Community Information

Address	22051 Avenue San Luis
Area	WHLL - Woodland Hills
Subdivision	N/A
City	Woodland Hills
County	Los Angeles
Zip Code	91364

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
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Parking Spaces	2
Parking	Door-Single, Driveway, Garage
# of Garages	1
Garages	Door-Single, Driveway, Garage
View	None
Pool	None
Security	Carbon Monoxide Detector(s)

## Exterior

Exterior Features	Rain Gutters
Lot Description	Front Yard, Lawn, Landscaped
Windows	Double Pane Windows
Roof	Composition
Foundation	Raised

## Interior

Interior	Tile, Wood
Interior Features	Crown Molding, Eat-in Kitchen, Beamed Ceilings
Appliances	Dishwasher, Gas Cooktop, Disposal
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Los Angeles Unified
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## Additional Information

Date Listed	September 3rd, 2025
Days on Market	53
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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