

# **\$717,000 - 27280 Marisa Drive, Canyon Country**

MLS® #SR25214531

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## **\$717,000**

3 Bedroom, 3.00 Bathroom, 1,502 sqft  
Residential on 3 Acres

Canyon Park Community (CYNP), Canyon Country,

**\*\*Welcome to this beautifully inviting three-bedroom, two-and-a-half-bathroom residence, where comfort and convenience blend seamlessly in the highly sought-after gated community of Canyon Park, ideally located adjacent to Fair Oaks.\*\***

From the moment you step inside, youâ€™™ll be greeted by a freshly upgraded, sun-filled interior that radiates pride of ownership. The open-concept floor plan flows effortlessly, beginning with a spacious living room and dining areaâ€™™perfect for gatherings large or small. The heart of the home is the stunning chefâ€™™s kitchen, showcasing gleaming quartz countertops, an eye-catching designer backsplash, an abundance of cabinetry, and sleek, newer stainless steel appliances. For added ease, the main level also provides direct access to the two-car garage and a conveniently placed powder room. Throughout the home, wood-looking flooring creates a warm and timeless appeal. Upstairs, a versatile loft awaitsâ€™™ideal as a home office, cozy reading nook, or dedicated study area. Two generously sized secondary bedrooms share the well-appointed hallway bath, while the luxurious primary suite steals the show with soaring ceilings and an elegant spa-like bathroom. This retreat features a designer-tiled stand-up shower, updated lighting, stylish vanity mirrors, and a spacious walk-in closet to complete the space. Additional upgrades include a newer air-conditioning unit and fresh interior and



exterior paint, ensuring peace of mind and modern comfort. Step outside to the backyard sanctuaryâ€”an inviting space to relax, entertain, or simply bask in the year-round California sunshine. Residents of Canyon Park enjoy a beautifully maintained neighborhood with effortless access to premier shopping, dining, and award-winning schools. Best of all, this home comes with \*\*no Mello Roos and a low HOA\*\*â€”making it the perfect blend of charm, convenience, and value.

Built in 2004

**Essential Information**

MLS® #	SR25214531
Price	\$717,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,502
Acres	3.29
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Albert Rodriguez
Listing Office	Equity Union

**Community Information**

Address	27280 Marisa Drive
Area	CAN1 - Canyon Country 1
Subdivision	Canyon Park Community (CYNP)
City	Canyon Country
County	Los Angeles
Zip Code	91387

**Amenities**

Amenities	Call for Rules, Controlled Access, Maintenance Grounds
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Utilities	Electricity Available, Natural Gas Available, Sewer Available, Water Available
Parking Spaces	2
Parking	Direct Access, Driveway, Garage, Garage Faces Front, Paved, Side By Side
# of Garages	2
Garages	Direct Access, Driveway, Garage, Garage Faces Front, Paved, Side By Side
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Gated Community, Smoke Detector(s)

## Exterior

Exterior	Copper Plumbing, Drywall, Frame, Stucco
Exterior Features	Lighting, Rain Gutters
Lot Description	Back Yard, Front Yard, Greenbelt, Landscaped, Paved, Rectangular Lot, Sprinklers In Front, Sprinklers In Rear, Sprinklers On Side, Sprinklers Timer, Sprinkler System
Windows	Blinds, Double Pane Windows
Construction	Copper Plumbing, Drywall, Frame, Stucco

## Interior

Interior	Carpet, Laminate, Tile
Interior Features	All Bedrooms Up, Ceiling Fan(s), High Ceilings, Loft, Quartz Counters, Recessed Lighting, Separate/Formal Dining Room, Walk-In Closet(s), Wired for Sound
Appliances	Dishwasher, Disposal, Gas Oven, Microwave, Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas, Gas Starter
# of Stories	2
Stories	Two

## School Information

District	Other
Elementary	Other
Middle	Other
High	Other

## Additional Information

Date Listed	September 15th, 2025
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Days on Market	58
Zoning	SCSP
Short Sale	N
RE / Bank Owned	N

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