

\$899,000 - 7845 Nevada Avenue, Canoga Park

MLS® #SR25224465

\$899,000

3 Bedroom, 2.00 Bathroom, 1,349 sqft

Residential on 0 Acres

N/A, Canoga Park,

Welcome to 7845 Nevada Ave, a classic Cinderella home tucked away on one of the most charming streets in Canoga Park! This 3-bedroom, 2-bath gem is loaded with curb appeal.

Inside, you'll find a cozy and inviting layout with plenty of space to relax or entertain. The kitchen and dining areas are functional and ready for your personal touch, while the warm atmosphere throughout makes this home feel instantly comfortable.

Step outside to your own private retreat - a sparkling pool that's perfect for summer gatherings, BBQs, and laid-back weekends.

The spacious backyard offers room to entertain, garden, or simply enjoy the sunshine.

With its timeless Cinderella charm, fantastic curb appeal, and poolside lifestyle, this home is a rare find on one of Canoga Park's cutest streets.



Built in 1957

Essential Information

MLS® # SR25224465

Price \$899,000

Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 1,349

Acres 0.17

Year Built	1957
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Nicole Nichols
Listing Office	Coldwell Banker Realty

Community Information

Address	7845 Nevada Avenue
Area	CP - Canoga Park
Subdivision	N/A
City	Canoga Park
County	Los Angeles
Zip Code	91304

Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Driveway, Garage
# of Garages	2
Garages	Driveway, Garage
View	None
Has Pool	Yes
Pool	Heated, Private
Security	Smoke Detector(s)

Exterior

Exterior	Stucco
Exterior Features	Rain Gutters, Awning(s)
Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard, Sprinklers In Rear, Sprinklers In Front, Sprinkler System
Windows	Custom Covering(s)
Roof	Composition
Construction	Stucco
Foundation	Raised

Interior

Interior	Wood
Interior Features	Breakfast Bar, Separate/Formal Dining Room, Granite Counters, Unfurnished
Appliances	Dishwasher, Gas Cooktop, Gas Range, Microwave, Refrigerator, Dryer, Washer, Built-In Range, Ice Maker
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Den, Gas
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
Elementary	Nevada
Middle	Columbus
High	Canoga Park

Additional Information

Date Listed	September 24th, 2025
Days on Market	13
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of January 23rd, 2026 at 8:10pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.