

# \$1,599,000 - 13232 Magnolia Boulevard, Sherman Oaks

MLS® #SR25233005

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## \$1,599,000

3 Bedroom, 2.00 Bathroom, 1,982 sqft  
Residential on 0 Acres

N/A, Sherman Oaks,

Hidden behind gates on a private, quarter-acre lot in the highly sought-after Magnolia Estates pocket of Sherman Oaks, this charming home seamlessly blends timeless character with thoughtful, modern upgrades. Inside, the open-concept main living space features a tastefully remodeled kitchen equipped with top-of-the-line appliances & french limestone counters, a formal dining room and spacious living room that boasts vaulted ceilings and a cozy fireplace. French doors open to an expansive deck that invites outdoor living and entertaining. Outside, the serene backyard retreat offers a private haven surrounded by mature landscaping. There are three generously sized bedrooms and two full bathrooms, including an inviting primary suite with a walk-in closet and spa-inspired bathroom, complete with a soaking tub, separate shower and double vanity. Additional highlights include a Nest thermostat, two-car garage with laundry and gated driveway that offers abundant parking. This property is conveniently located just moments from Westfield Fashion Square, Ventura Boulevardâ€™s premier shopping and dining, and so much more.



Built in 1925

## Essential Information

MLS® #	SR25233005
Price	\$1,599,000

Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,982
Acres	0.23
Year Built	1925
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Dennis Chernov
Listing Office	Equity Union

### Community Information

Address	13232 Magnolia Boulevard
Area	SO - Sherman Oaks
Subdivision	N/A
City	Sherman Oaks
County	Los Angeles
Zip Code	91423

### Amenities

Parking Spaces	2
Parking	Driveway, Garage, Gated
# of Garages	2
Garages	Driveway, Garage, Gated
View	Neighborhood, Trees/Woods
Pool	None

### Exterior

Exterior Features	Lighting
Lot Description	ZeroToOneUnitAcre

### Interior

Interior Features	Cathedral Ceiling(s), Separate/Formal Dining Room, Recessed Lighting, Bedroom on Main Level, Primary Suite, Built-in Features, Crown Molding, Living Room Deck Attached, Main Level Primary, Open Floorplan, Paneling/Wainscoting, Storage, Walk-In Closet(s)
Appliances	Gas Range, Refrigerator, Dishwasher, Freezer, Microwave, Range Hood

Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

### **School Information**

District	Los Angeles Unified
Elementary	Riverside
Middle	Other
High	Grant

### **Additional Information**

Date Listed	October 6th, 2025
Days on Market	71
Short Sale	N
RE / Bank Owned	N

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