

\$870,000 - 5006 Catalon, Woodland Hills

MLS® #SR25244287

\$870,000

3 Bedroom, 2.00 Bathroom, 1,357 sqft

Residential on 0 Acres

N/A, Woodland Hills,

Welcome to a timeless Woodland Hills classic ideally located south of the Boulevard on a large, flat, and fully usable corner lot! On the market for the first time in over 50 years, this cherished family home combines original charm with thoughtful updates throughout.

Featuring a newer roof, upgraded A/C system, refreshed baths, and a replaced sewer line, it's ready for its next chapter. The spacious corner lot offers incredible flexibility — move right in and enjoy, add a pool, create stunning outdoor entertaining spaces, or explore the potential to build an accessory dwelling unit (with proper permits and approval from Building and Safety). Inside, you'll find light-filled living spaces, a functional kitchen, and comfortable bedrooms — all designed with warmth and flow. The setting provides excellent curb appeal and an open feel that makes the property truly special.

Perfectly located near Serrania Park, neighborhood shopping, cafés, and dining along Ventura Boulevard — and directly across the street from Serrania Charter Elementary School — this home offers everyday convenience with that sought-after Woodland Hills lifestyle. Whether you're a family ready to make new memories, an investor looking for potential, or a developer envisioning what's next, 5006 Catalon Avenue is a rare opportunity in one of Woodland Hills' most desirable pockets.



Built in 1947

Essential Information

MLS® #	SR25244287
Price	\$870,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,357
Acres	0.18
Year Built	1947
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Wendy Gundry
Listing Office	RE/MAX of Santa Clarita

Community Information

Address	5006 Catalon
Area	WHLL - Woodland Hills
Subdivision	N/A
City	Woodland Hills
County	Los Angeles
Zip Code	91364

Amenities

Parking Spaces	2
Parking	Driveway, Garage Faces Front
# of Garages	2
Garages	Driveway, Garage Faces Front
View	None
Pool	None

Exterior

Lot Description	Yard, ZeroToOneUnitAcre
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Interior

Interior Features	All Bedrooms Down
Heating	Central
Cooling	Central Air

Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	October 23rd, 2025
Days on Market	8
Short Sale	N
RE / Bank Owned	N

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