

\$5,695 - 22841 Mariano Street, Woodland Hills

MLS® #SR26044923

\$5,695

3 Bedroom, 3.00 Bathroom, 1,850 sqft
Residential Lease on 0 Acres

N/A, Woodland Hills,

LOCATION! LOCATION! LOCATION!

Welcome to your new home in the highly sought after neighborhood of WALNUT ACRES in Woodland Hills. One of the most talked about and desirable pockets in the valley. This 3-bedroom / 3 bathroom home features 1850 sq. ft. of living space sitting on an oversized 10,000+ sq foot flat lot. The house is set back on a long driveway with a large private front yard and charming curb appeal. The moment you walk up the front porch and enter the home you'll see a large living space with a picturesque backyard which is like your own personal oasis. Featuring a large pool & expansive grassy area, the backyard is enclosed by tons of gorgeous trees and vinyl fencing. The kitchen looks out onto the long driveway and front lawn and features stainless steel appliances, a beautiful center island, a pantry and an open concept flowing into a large dining area. The master bedroom has an en-suite bathroom and private access to the yard. A second bedroom has it's own private entry from the front, perfect for an office. All three bedrooms have ceiling fans. En-suite master bathroom is newly remodeled. Additional features include a 2 car garage with direct access, plantation shutters throughout, recess lights on dimmers throughout, TONS of closet space in the bedrooms and hallway, dual pane windows and a breezeway which is perfect as a laundry room and can double as an exercise room with a treadmill. With award winning schools



including Woodlake Elementary Community Charter, Hale Charter Academy M.S. & El Camino Charter H.S. and close proximity to the The Village, Calabastas Commons & Westfield Topanga, this property is an absolute MUST SEE for anyone looking for a charming & comfortable pool home on a large private lot with a serene backyard in a desirable pocket of Woodland Hills. Some images have been digitally enhanced or virtually staged.

<https://booking.phorvi.com/disclosure/1fcfdc1097c9c19c7dcad3575bca8d8a>

Built in 1957

Essential Information

MLS® #	SR26044923
Price	\$5,695
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,850
Acres	0.24
Year Built	1957
Type	Residential Lease
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Sevan Petrossian
Listing Office	Pinnacle Estate Properties

Community Information

Address	22841 Mariano Street
Area	WHLL - Woodland Hills
Subdivision	N/A
City	Woodland Hills
County	Los Angeles
Zip Code	91367

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Gardener, Pool
Parking Spaces	2
Parking	Driveway, Garage, On Street
# of Garages	2
Garages	Driveway, Garage, On Street
View	None
Has Pool	Yes
Pool	Fenced, Private

Exterior

Exterior	Concrete
Exterior Features	Rain Gutters
Windows	Double Pane Windows
Roof	Shingle
Construction	Concrete
Foundation	Raised

Interior

Interior	Wood, Laminate
Interior Features	Wet Bar, Separate/Formal Dining Room, Granite Counters, Pantry, Bedroom on Main Level, Primary Suite, All Bedrooms Down, Ceiling Fan(s), Eat-in Kitchen, Laminate Counters, Main Level Primary, Recessed Lighting
Appliances	Dishwasher, Microwave, Refrigerator, Gas Range, Vented Exhaust Fan
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Dining Room
# of Stories	1
Stories	One

School Information

District	Los Angeles Unified
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Additional Information

Date Listed	March 1st, 2026
Days on Market	20
Zoning	LAR1
Short Sale	N

RE / Bank Owned N

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