

# Hamptons

INTERNATIONAL



**4201 Topanga Canyon Blvd, Woodland Hills, CA 91364**

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**£360,000**

**(\$474,999)**





## Property details



### Key features

- **Garage Count: 2 Car Garage**
- **Age: 41-50 Years Old**
- **Sewer: Public**

### Attributes

-  **Swimming pool**
-  **Near to beach**
-  **Private parking**
-  **Refurbished**

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## Description

Enchanting, Luxurious, and Spacious with pride of ownership throughout entire home. All appliances included; new refrigerator, new washer & dryer, new five top gas stove & oven, new dishwasher, water filtration system, new AC/Heat installed, new water heater, new roof and spectacular upgrades throughout home! This Unique property offers an enlarged outside living room area which is excellent for entertaining guests and to use as a second outside living room as it is completely covered and sealed. The home has Recessed lighting throughout home, upgraded engineered hardwood flooring, upgraded tile in bathroom and kitchen areas. Three Storage Sheds are included in the sell and all have been inspected and approved by the park manager. New Roof with upgrades for safety and drainage guttering installed to direct water away from home and to the drainage area- the balcony is completely covered and sealed so no water gets onto the balcony area from the rain. The home has custom paint, custom made kitchen cabinets, double pain windows, easy to slide drawers. The water filtration system was installed one year ago and it is with the upgraded de-calcifier system in place. This protects the water pipes for long term use. This home is located in the highly desired Chaperelle Elementary and Calabasas High School zoned area which is well known for the honor of being recognized as a National Blue Ribbon School, a California Distinguished School, a California Gold Ribbon School, a California Gold Ribbon Arts School, and a U.S. News World & Report Silver Medalist. The car port has a three car parking port and there are plenty of guest parking spaces included inside the park. The community offers an outdoor spa area with an inground heated pool year round and an extra large recreation room with a real wood burning fire place and two billiard rooms with pool tables for entertaining guests. The park is located off of the famous Topanga Canyon Blvd which allows easy access to go to the beach over the hill or down the hill to reach easy access to the freeway and Ventura Blvd. The unique Woodland Park Community offers you a Heavenly Home just waiting for you to claim this as your New Home and it is a Must See !!!























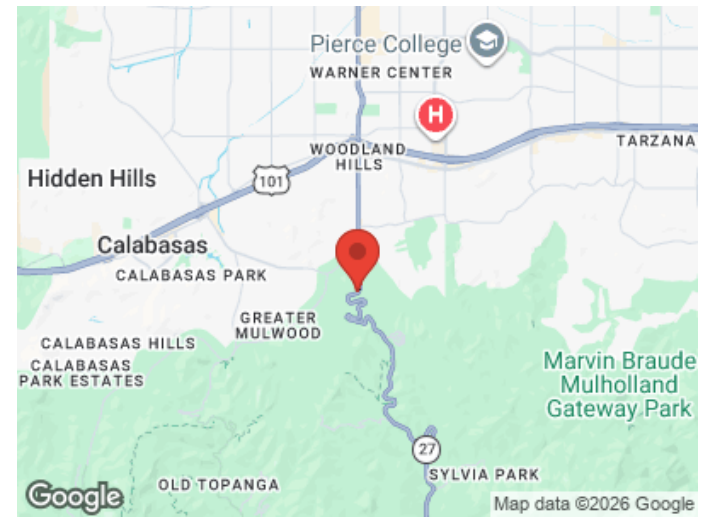
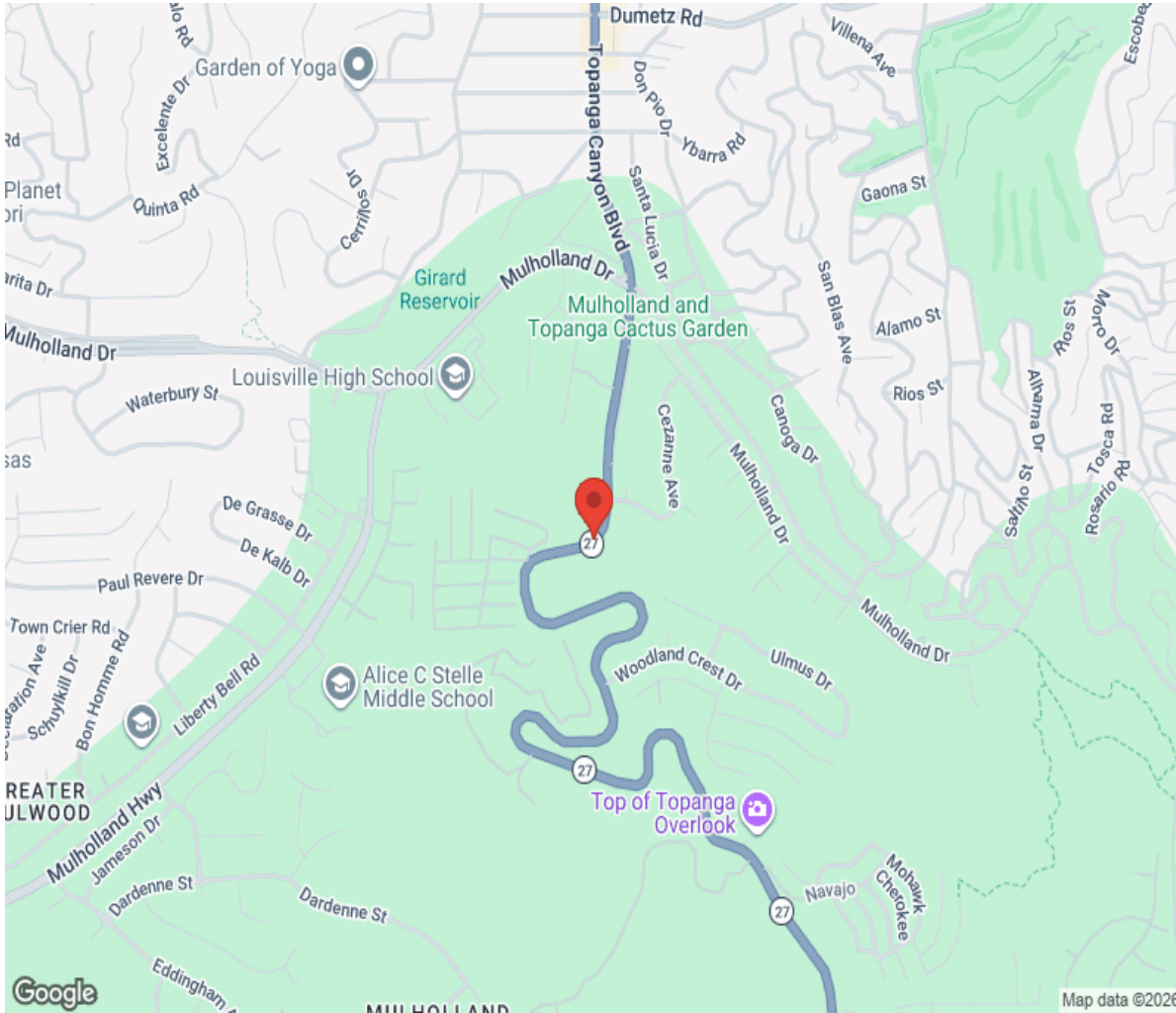


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# Location



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