



**\$1,995,000**

## **13521 MAGNOLIA BLVD, SHERMAN OAKS, SHERMAN OAKS, CA, CA, US, 91423**

<https://pacificplayarealty.com>

- 4 beds
- 3 baths
- Single Family Residence
- Residential
- Active

Welcome to 13521 Magnolia Blvd, a beautifully updated residence nestled in the heart of highly desirable Sherman Oaks. This inviting home combines timeless charm with contemporary comfort, offering 4 bedrooms and 3 bathroom of a thoughtfully designed living space. Step inside to discover a bright and airy layout featuring gleaming hardwood floors, recessed lighting, and [...]

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### **Rooms**

**Rooms:** Patio Open, Dining Area, Living Room, Primary Bedroom

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### **Building Details**



**Listing Area:** Sherman Oaks

**Parking Garage:** Garage - 2 Car, Driveway - Pavers, Private Garage, Gated

**Flooring:** Tile, Wood

**Building Type:** Detached

**Stories:** 1

## Amenities & Features

**Heating:** Central, Natural Gas

**Cooling:** Central, Dual, Electric

**Levels:** One Level

**Pool:** Yes

**Furnished:** Unfurnished

