

# 9935 LA CANADA WAY

SHADOW HILLS, CA 91040

\$799,000 | 3 BEDS | 2 BATHROOMS | 5 CAR PARKING | 1922 SQUARE FEET



View Online: <http://www.9935LaCanadaWay.com>  
For Instant Photos: Text 227845 To 415-877-1411

Availability of HORSE PROPERTY of this caliber is a rare occurrence. The property is just shy of an acre with two giant, flat pads. The corral pad itself is nearly flat and over 10,000 square feet. The corral is on the same level as the street with its own vehicular access off La Canada Way making trailer access easy. Even with a stable, tack room, etc, there is ample room for corrals. The house is above the corral area which is ideal giving a nice separation from the horses. Private and quiet, the house enjoys 180 degree views. The residence is single level with a great floorplan. The living room is large and has a grand, picture window that brings the unobstructed views into the house. All three bedrooms are ample and the den is huge and full of light. Large kitchen enjoys proximity to the laundry/mud room with its own entrance from the back of the house. There is also plenty of opportunity to expand the house using the flat area between the hous...



- Horse Property
- 37,292 Square Foot Lot
- 180 Degree Views
- Large Den



## AGENT INFORMATION



**David Krohn**  
P: 818-542-3191  
M: 8185853859  
License # 01333363  
dkrohn@pmrsells.com  
propertymastersrealty.com

**Property Masters Realty**  
3237 N. Verdugo Road  
Glendale, CA 91208

## ABOUT DAVID KROHN

The team at Property Masters Realty has been serving our local Northern Los Angeles Communities since the late 90's. Our team approach to real estate means you never have to wait to see a property. Our combined knowledge of real estate and real estate transactions is vast, built on over 2000 team transactions. Working with us, you work directly with the owners of the company. We plac...

□ □ Disclaimer: All information deemed reliable but not guaranteed.