



# Encino Woods News

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## Proud to Present 16764 La Maida



Elegant, charming and stylish, this classic one-story traditional located just north of Ventura Blvd. in one of Encino's finest locations. Welcoming front porch opens to light filled rooms including beautiful living room, den and dining area. Terrific galley kitchen with convenient eat-in counter. Three ample sized bedrooms including large primary suite with high ceilings, two nicely appointed full bathrooms. French doors open to private rear grounds complete with swimming pool and grassy yard. Lush, colorful landscaping, split rail fencing, momentary access to Los Encinos Park, Ventura Blvd. and all Encino has to offer complete this wonderful property. A 10+!

**Your Encino Woods Specialist**



### Tip of the month:

I am looking for donations for a couple of upcoming fundraisers that I am involved with. Looking for silent auction items, and gift certificates to local restaurants or venues. Also anything Beatles themed for my toy drive! Thank you!

### *Hot Properties*

#### Just Sold/Pending

16764 La Maida 3+2 (1744 sq ft)	<b>\$1,549,000 pending</b>
4852 Hayvenhurst 3+3 (2161 sq ft)	\$1,230,000 sold
15731 Addison 4+2 (1500 sq ft)	\$1,560,000 sold
4705 Sophia lot size (42,643 sq ft)	\$3,250,000 sold
15750 Morrison 5+5.5 (4300 sq ft)	\$3,925,000 sold



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