

Spectacular Chatsworth Home! Sprawling Pool Home!



\$ 1,095,000



20956 Germain St, Chatsworth, CA 91311

- » Beds: 4 | Baths: 3 Full
- » Single Family
- » Huge corner lot nearly 11,000 ft. flat - 4 bedrooms plus 3 bathrooms!
- » Single Level * 2,748 sqft * Pool * Spa w spill over waterfall * Built in fire pit & BBQ center w custom brick accented patio
- » Double cul-de-sac! Central AC & Heat! Fireplace! Huge dining room! Family Room!
- » More Info: 20956GermainSt.com



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Rare find in one of the nicest areas of Chatsworth. Huge corner lot (nearly 11,000 ft. flat) with front mountain view, double cul-de-sac, custom brick/block gates surrounds the grassy front yard. Enjoy oversized 2 car garage with direct access to home and additional gated entrance on the West side of the property allows space for more cars, RVs or off road vehicles. Spacious footprint with all the room you need for entertaining and family. Front Double door entrance gives way to tiled foyer - Open floor plan with Step down living room, which leads to huge formal dining room with sparkling crystal chandelier and discreet access to Kitchen. Beautiful sun filled Family room with floor to ceiling stone fireplace and custom oak bar with double door sliders overlooking backyard. Features kitchen w/generous tiled counters and many rich oak storage cabinets, drawers and pull outs, built-in fridge, double oven and secretary, window over the sink and additional access to rear patio/yard through another set of double door sliders. Oversized dining area and center counter with pass through -Direct access from garage in through kitchen mud/utility room, with more storage, side by side washer/dryer (included), additional sink and access to rear yard. West wing houses the 4 beds and 2.5 baths - Enjoy 3 big bedrooms with walk in closets, Primary features Double door entry w/ cathedral ceilings, windows and sliders provide access and views to the pool and rear gardens - elegant primary bath with step down tub, separate stall shower, double vanity - feels like a grand hotel. The well manicured rear yard features custom pruned hedges, roses, fruit trees and deck areas for lounges, tables and chairs - built in fire pit and BBQ center with custom brick accented patio frames large sparkling pool and jacuzzi - mature trees along property perimeter offer privacy but still allow plenty of sunshine. Room to entertain, play and lounge. New carpet,

