

## 430 N. CANYON BLVD., MONROVIA

Step inside to a welcoming living room, complete with a cozy fireplace, perfect for cooler evenings. The kitchen is equipped with stainless steel appliances, including a gas cooktop, range hood, and dishwasher, and flows seamlessly into the dining area. For more expansive entertaining, the family room offers additional dining space and direct access to the expansive yard. The primary bedroom is a spacious sanctuary featuring generous closet space and an adjoining bathroom with a dual sink vanity. The true highlight of this property is the incredible yard, a private oasis designed for relaxation and enjoyment. Dive into the sparkling pool and spa on warm summer days, or envision your dream garden or entertainment area in the versatile space.



Espi Bagwell  
6268242267  
Espi.Bagwell@kw.com  
430ncanyon.com

**kw PASADENA**  
KELLERWILLIAMS. REALTY