

# **\$1,398,000 - 212 Colorado Boulevard, Monrovia**

MLS® #AR25032673

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## **\$1,398,000**

4 Bedroom, 3.00 Bathroom, 2,025 sqft  
Residential on 0 Acres

N/A, Monrovia,

A MUST SEE - This exceptional property at 212 E. Colorado Blvd., built in 1911 by esteemed builder Charles Cramlett, is a Monrovia Historic Landmark #97, blending timeless Craftsman charm with modern upgrades. Enrolled in the Mills Act Program, it offers significant tax savings to the owner. The home has been meticulously restored, preserving original features such as handcrafted window moldings, wavy glass, period hardwood floors, classic exterior siding, picture frame molding, and the iconic "pig's foot" bathtub. Well-maintained bathroom tilework & fixtures further enhance its historic appeal, while spacious bedrooms provide warmth & character. The formal living room features hardwood floors, a large window with views of the San Gabriel Mountains, Craftsman-style moldings, and exposed beamed ceilings. It flows into the formal dining room, where a Craftsman fireplace, built-in China cabinet, wood bench seat with storage, & decorative wall sconces create an ideal space for gatherings. The chef's kitchen includes a professional Jenn Air stove, chef's sink, custom cabinetry from a neighboring Cramlett-designed home, & decorative spaces. Every detail has been thoughtfully restored to maintain its Craftsman integrity, offering a perfect blend of history and modern luxury. Downstairs includes 3 bedrooms (one currently used as an office), 1.5 bathrooms, an icebox room off the kitchen, & a laundry area. Upstairs, the primary



bedroom spans 30x12 feet and features two closets, a full bathroom with original details, and a Midea ductless mini-split system for comfort. A finished sitting area works beautifully as an office or reading nook. The backyard is an entertainerâ€™s dream, featuring a large covered patio, mature Empress trees, citrus trees, a peaceful water fountain, & ample parking. The 892 sq. ft. two-car garage/workshop adds versatile space for storage or hobbies. Conveniently located one block from Downtown Monrovia, this home offers easy access to parks, schools, golf courses, freeways, & the best shopping & dining in the San Gabriel Valley. Additional highlights include central A/C, a brand-new roof/driveway gate (2025), copper plumbing, upgraded electrical, ADU potential, a structural retrofit (\$28,500 as part of the Mills Act), & a rare California basement. Furniture is also available for purchase. This rare Craftsman residence offers a blend of historic charm, modern comforts, and meticulous restoration. Donâ€™t miss your chance to own this stunning home!

Built in 1911

**Essential Information**

MLS® #	AR25032673
Price	\$1,398,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,025
Acres	0.18
Year Built	1911
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman

Status	Closed
Listing Agent	Ryan Asao
Listing Office	KW Executive

## Community Information

Address	212 Colorado Boulevard
Area	639 - Monrovia
Subdivision	N/A
City	Monrovia
County	Los Angeles
Zip Code	91016

## Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Available, Phone Available, Sewer Available, Water Available
Parking Spaces	10
Parking	Door-Multi, Driveway, Garage, Boat, Concrete, Garage Door Opener, Guest
# of Garages	2
Garages	Door-Multi, Driveway, Garage, Boat, Concrete, Garage Door Opener, Guest
View	Mountain(s)
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s), Prewired, Security Lights, Security System

## Exterior

Exterior	Copper Plumbing
Exterior Features	Lighting
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Near Park, Sprinklers In Front, Sprinklers In Rear, Sprinklers Timer, Sprinkler System, Walkstreet, Yard
Windows	Custom Covering(s), Screens, Wood Frames
Roof	Shingle
Construction	Copper Plumbing
Foundation	Quake Bracing, Raised, Tie Down

## Interior

Interior	Tile, Wood
Interior Features	High Ceilings, Bedroom on Main Level, Beamed Ceilings, Built-in Features, Ceiling Fan(s), Main Level Primary, Open Floorplan, Primary Suite, Separate/Formal Dining Room, Storage, Tile Counters, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Gas Oven, Gas Water Heater, SixBurnerStove,

	Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Dining Room, Wood Burning
# of Stories	2
Stories	Two

### **School Information**

District	Monrovia Unified
Elementary	Mayflower
Middle	Clifton
High	Monrovia

### **Additional Information**

Date Listed	February 19th, 2025
Days on Market	16
Zoning	MORM*
Short Sale	N
RE / Bank Owned	N

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