

# \$1,275,000 - 4040 Lehman Road, La Crescenta

MLS® #DW25157292

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**\$1,275,000**

3 Bedroom, 2.00 Bathroom, 1,749 sqft

Residential on 0 Acres

N/A, La Crescenta,

Great Opportunity in Prime Glendale Location! Located in the highly desirable Sparr Heights area of Glendale, this 3-bedroom, 2-bathroom home spans 1,749 square feet and sits on a charming lot with a large backyard and an oversized swimming pool. While the pool is currently not operational and the home could use some updating, this property offers a rare opportunity to remodel to your taste and build equity in a top-tier location.

Featuring hardwood floors, a comfortable layout, and incredible potential, this home is perfect for investors or homeowners looking for a project in a neighborhood where homes are selling for much more

Whether you restore it to its former charm or reimagine it entirely, this is a smart investment in one of Glendale's most sought-after communities.

Don't miss the chance to make this property your own in a fantastic location with strong upside potential.

Built in 1956

## Essential Information

MLS® #	DW25157292
Price	\$1,275,000
Bedrooms	3



Bathrooms	2.00
Full Baths	2
Square Footage	1,749
Acres	0.19
Year Built	1956
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional, Spanish
Status	Closed
Listing Agent	Sergio Velasco
Listing Office	Velasco Realty Group

### Community Information

Address	4040 Lehman Road
Area	635 - La Crescenta/Glendale Montrose & Annex
Subdivision	N/A
City	La Crescenta
County	Los Angeles
Zip Code	91214

### Amenities

Parking Spaces	2
# of Garages	2
View	None
Has Pool	Yes
Pool	Private, See Remarks

### Exterior

Lot Description	ZeroToOneUnitAcre, Cul-De-Sac, Paved
Roof	Shingle

### Interior

Interior Features	All Bedrooms Down
Heating	Fireplace(s)
Cooling	Wall/Window Unit(s)
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

**School Information**

District	Glendale Unified
High	La Canada

**Additional Information**

Date Listed	July 12th, 2025
Days on Market	39
Zoning	GLR1*
Short Sale	N
RE / Bank Owned	N

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