

# \$749,000 - 444 N Myrtle Ave, Monrovia

MLS® #NDP2510584

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## \$749,000

2 Bedroom, 1.00 Bathroom, 1,060 sqft  
Residential on 0 Acres

N/A, Monrovia,

Welcome to 444 N Myrtle Ave, a charming foothill property located in the heart of Monrovia – a community with deep historic roots, vibrant local shops, and a walkable downtown lifestyle. Tax records show a 2-bedroom, 2-bath home because there used to be a second bathroom attached to the back bedroom. Property is currently a 2 bed 1 bath. The property was recently measured by an appraiser to reflect updated square footage, offering a clear picture of its potential. Walk to cafes, boutiques, and the local farmer’s market, or enjoy the quaint streets of Monrovia, one of the region’s most sought-after communities. This property presents an excellent opportunity for rental income, future resale, or even a value-add renovation. Investors will appreciate the home’s location and lot configuration. Monrovia’s blend of history, charm, and modern conveniences makes this a smart choice for investors seeking long-term appreciation. Don’t miss the chance to secure a foothold in one of the San Gabriel Valley’s most charming and enduring markets.



Built in 1947

## Essential Information

|        |            |
|--------|------------|
| MLS® # | NDP2510584 |
| Price  | \$749,000  |

|                |                         |
|----------------|-------------------------|
| Bedrooms       | 2                       |
| Bathrooms      | 1.00                    |
| Full Baths     | 1                       |
| Square Footage | 1,060                   |
| Acres          | 0.17                    |
| Year Built     | 1947                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |
| Listing Agent  | Drew Ferris             |
| Listing Office | Real Broker             |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 444 N Myrtle Ave |
| Area        | 639 - Monrovia   |
| Subdivision | N/A              |
| City        | Monrovia         |
| County      | Los Angeles      |
| Zip Code    | 91016            |

### **Amenities**

|         |                                      |
|---------|--------------------------------------|
| Parking | Concrete, Converted Garage, Driveway |
| Garages | Concrete, Converted Garage, Driveway |
| View    | None                                 |
| Pool    | None                                 |

### **Exterior**

|                 |           |
|-----------------|-----------|
| Lot Description | Back Yard |
|-----------------|-----------|

### **Interior**

|              |             |
|--------------|-------------|
| Cooling      | Central Air |
| Fireplace    | Yes         |
| Fireplaces   | Den         |
| # of Stories | 1           |
| Stories      | One         |

### **School Information**

|            |                  |
|------------|------------------|
| District   | Monrovia Unified |
| Elementary | Mayflower        |

|        |          |
|--------|----------|
| Middle | Clifton  |
| High   | Monrovia |

### **Additional Information**

|                 |                    |
|-----------------|--------------------|
| Date Listed     | November 5th, 2025 |
| Days on Market  | 1                  |
| Zoning          | MORL               |
| Short Sale      | N                  |
| RE / Bank Owned | N                  |

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