

# **\$1,000,000 - 2944 Mayfield Avenue, La Crescenta**

MLS® #PW25176745

---

**\$1,000,000**

3 Bedroom, 2.00 Bathroom, 1,089 sqft

Residential on 0 Acres

N/A, La Crescenta,

**GREAT FIRST HOME and/or INVESTMENT!!**

**SO MUCH ROOM FOR IMPROVEMENTS!!**

Welcome to this tastefully updated 3-bedroom, 2-bathroom residence, ideally located in the highly sought-after La Crescenta - Montrose community. Offering 1,089 square feet of comfortable living space on a generous 5,841 square foot lot, this home seamlessly combines charm, practicality, and long-term potential, located within WALKING DISTANCE to top-rated Crescenta Valley High School and La Crescenta Elementary School. Inside, you'll find a bright and efficient layout featuring a living and dining area with plank-style laminate flooring and recessed lighting. The renovated kitchen showcases sleek stainless steel appliances, a contemporary tile backsplash, and custom cabinetry—designed for both everyday functionality and stylish entertaining. The laundry room with upgraded cabinets is located inside the house. The floor plan includes a private primary suite, two additional bedrooms, and two modernly updated bathrooms, making it ideal for families, guests, or a dedicated home office. The expansive backyard offers a tranquil setting for outdoor dining, gatherings, or quiet evenings under the stars, with ample space for future expansion. Great potential to add ADU or Junior ADU, providing a prime opportunity for multigenerational living or additional rental income. Additional highlights include central air conditioning, a long driveway with extended parking, and a detached two-car garage,



plenty of street parking, enhancing the comfort and convenience of this low-maintenance property. Situated within the award-winning Glendale Unified School District, the home is zoned for La Crescenta Elementary, Rosemont Middle School, and Crescenta Valley High School (buyer to verify)â€”some of the most highly rated public schools in the area. Enjoy close proximity to Montrose Shopping Village, local parks, restaurants, library, hospital, and easy access to the 210 Freeway. Donâ€™t miss this exceptional opportunity to own a move-in ready home with room to grow in one of La Crescentaâ€™s most desirable neighborhoods.

Built in 1941

**Essential Information**

MLS® #	PW25176745
Price	\$1,000,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,089
Acres	0.13
Year Built	1941
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Christie Park
Listing Office	Coldwell Banker Best Realty

**Community Information**

Address	2944 Mayfield Avenue
Area	635 - La Crescenta/Glendale Montrose & Annex
Subdivision	N/A
City	La Crescenta
County	Los Angeles

Zip Code	91214
----------	-------

## Amenities

Utilities	Cable Available, Water Available
Parking Spaces	2
Parking	Asphalt, Driveway, Garage Faces Side, On Street, RV Access/Parking
# of Garages	2
Garages	Asphalt, Driveway, Garage Faces Side, On Street, RV Access/Parking
View	Mountain(s)
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Lot Description	Back Yard, Front Yard
-----------------	-----------------------

## Interior

Interior	Laminate
Interior Features	Separate/Formal Dining Room, Bedroom on Main Level, Main Level Primary
Appliances	Dishwasher, Gas Cooktop, Disposal, Gas Oven, Microwave, Refrigerator, Water Heater, Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Glendale Unified
Middle	Rosemont
High	Crescenta Valley

## Additional Information

Date Listed	August 5th, 2025
Days on Market	41
Zoning	LCR1*
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 12th, 2026 at 4:20am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT

guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.