

\$2,499,000 - 2170 Mergho Impasse, Old Town (san Diego)

MLS® #NDP2606921

\$2,499,000

5 Bedroom, 3.00 Bathroom, 3,150 sqft
Residential on 0.46 Acres

Mission Hills Old Town, Old Town (san Diego),
CA

GREAT NEW PRICE! Perched above historic Old Town in the coveted Mission Hills neighborhood, this exceptional mid-century home is being offered for the first time in nearly 30 years. Tucked away at the end of a peaceful cul-de-sac on an expansive, nearly half-acre lot a true rarity in Mission Hills this private retreat offers timeless character, generous living spaces, views, and endless possibilities. The main level welcomes you into a light-filled spacious living area with vaulted ceilings and beautiful architecture along with three spacious bedrooms, two bathrooms, and a large den or home office, thoughtfully designed for both everyday living and entertaining. Warm adobe-style fireplaces anchor the inviting living and family spaces, while walls of French doors fill the home with natural light and create a seamless indoor-outdoor lifestyle. Step onto more than 400 square feet of view decking overlooking the sparkling pool, jacuzzi, raised vegetable garden, lush mature landscaping, and sweeping vistas stretching toward Fiesta Island. There's even a hidden tree house. Downstairs, two additional bedrooms and a full bath with direct access to the pool create incredible flexibility. Whether you're envisioning private guest quarters, multigenerational living, a media room, home gym, game room, or additional family space,



this level offers endless opportunities to make the home your own.Freshly prepared for its next chapter, the home features newly painted interiors, brand-new carpeting, updated lighting throughout the interior and exterior, and owned solar for energy efficiency.Perfectly

Built in 1961

Essential Information

MLS® #	NDP2606921
Price	\$2,499,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,150
Acres	0.46
Year Built	1961
Type	Residential
Sub-Type	Detached
Status	Pending

Community Information

Address	2170 Mergho Impasse
Area	OLD TOWN SD (92110)
Subdivision	Mission Hills Old Town
City	Old Town (san Diego)
County	San Diego
State	CA
Zip Code	92110

Amenities

Parking Spaces	2
# of Garages	2
View	City Lights,Panoramic,Pool
Has Pool	Yes
Pool	Below Ground,Private

Interior

Cooling	N/K
Fireplace	Yes
Fireplaces	FP in Dining Room,Kitchen
# of Stories	2
Stories	2 Story

Exterior

Lot Description	Curbs
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School Information

District	San Diego Unified School Distric
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Additional Information

Date Listed	July 21st, 2026
Days on Market	37
Zoning	r1
Listing Office	Coldwell Banker West

Listing Details

Listing Office	Coldwell Banker West
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