

# \$1,250,000 - 2885 McGraw St, San Diego

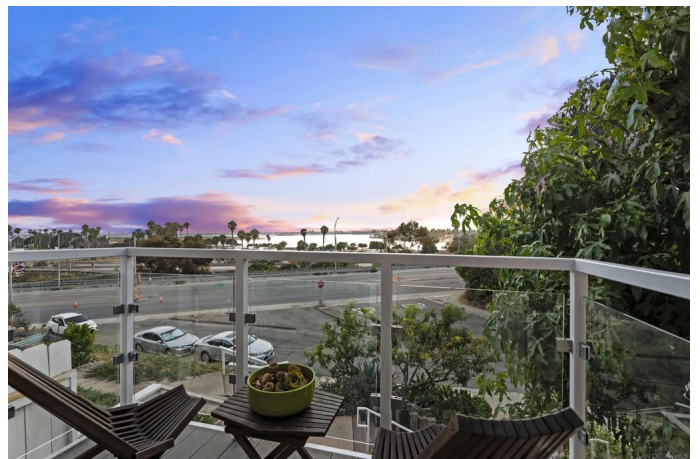
MLS® #260019116

**\$1,250,000**

2 Bedroom, 2.00 Bathroom, 1,495 sqft  
Residential

Bay Park, San Diego, CA

Perched above Mission Bay in the highly desirable Bay Park neighborhood, this beautifully updated home offers breathtaking bay views, timeless character, and an exceptional coastal lifestyle. Thoughtfully renovated over the years, it blends warm, inviting finishes with mid-century modern vibes, creating a space that feels both stylish and comfortable. Inside, you'll find an updated kitchen and bathrooms, wood and tile floors throughout, wood beam ceilings, an open, light-filled layout, & expansive windows that frame the stunning water views. Recent upgrades include fully paid-off solar, central HVAC, a newer water heater, dual-pane windows, and EV charger readiness, providing energy efficiency, comfort, and convenience. The versatile guest bedroom features a built-in Murphy bed, making it ideal as a guest room, home office, or both. Enjoy indoor-outdoor living with multiple spaces to relax and entertain. Take in spectacular Mission Bay views from the front balcony, then retreat to the private backyard patio for outdoor dining or gatherings with family and friends. The beautifully landscaped, low-maintenance front yard features mature peach, lemon, and clementine trees that provide fresh fruit right from your own home. Ideally located just minutes from Mission Bay, beaches, downtown San Diego, shopping, dining, and major freeways, this move-in-ready home also offers outstanding ADU potential with convenient alley access. Combining stunning



views, thoughtful upgrades, and one of San Diego's most sought-after neighborhoods, this is a rare opportunity to own a Bay Park gem.

Built in 1966

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | 260019116   |
| Price          | \$1,250,000 |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,495       |
| Year Built     | 1966        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Status         | Pending     |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 2885 Mcgraw St    |
| Area        | San Diego (92117) |
| Subdivision | Bay Park          |
| City        | San Diego         |
| County      | San Diego         |
| State       | CA                |
| Zip Code    | 92117             |

**Amenities**

|                |                                                |
|----------------|------------------------------------------------|
| Parking Spaces | 2                                              |
| Parking        | Detached                                       |
| # of Garages   | 1                                              |
| View           | Bay,Evening Lights,Ocean,Panoramic Ocean,Water |
| Pool           | N/K                                            |

**Interior**

|            |                                                      |                                |
|------------|------------------------------------------------------|--------------------------------|
| Appliances | Dishwasher,Dryer,Garage Panels,Washer,Electric Range | Door Opener,Refrigerator,Solar |
| Heating    | Forced Air Unit                                      |                                |
| Cooling    | Central Forced Air                                   |                                |

|           |         |
|-----------|---------|
| Fireplace | Yes     |
| Stories   | 2 Story |

### Exterior

|              |              |
|--------------|--------------|
| Roof         | Flat,Shingle |
| Construction | Wood/Stucco  |

### Fees

|            |     |
|------------|-----|
| Other Fees | \$0 |
|------------|-----|

### Additional Information

|                |                         |
|----------------|-------------------------|
| Date Listed    | August 6th, 2026        |
| Days on Market | 35                      |
| Listing Office | LPT Realty, Inc         |
| Contact Info   | Preferred: 714-401-5617 |

### Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | LPT Realty, Inc |
|----------------|-----------------|

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Listing information last updated on September 13th, 2026 at 3:55pm PDT