

Commercial For Sale | Multifamily | Apartment building / Low Rise / Garden Style / 1-3 stories high

806 South Manhattan Place . Central LA , CA 90005

Attention Developers R4, Tier 3 LOT IN PRIME LOCATION KOREA TOWN, Los Angeles, CA (Western & Wilshire).For more information , please contact the listing agent: Armin Soleimani (310)666-2246 arminsoleimani@gmail.com**

Listing Info

Listing ID: 2147
Price reduced

For Sale

\$1,749,000

Posted: 01/18/2020 7:22 am | On HOMEiZ: 986 days | Updated: 2 weeks ago | Views: 1703 | Saved to favorites: 2

Listing Presented by

Location Map

Property Type

Property status	Price reduced
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Property Price

Asking Price	\$1749000
Last Sold Price	\$975009
Last Sold Date	08/14/2014
Total Lot Size	7,500.00 Sq. Ft.

Asking Price per Sq. Ft.	\$388
Total Building Size Sq. Ft.	4508
Commission Split %	Contact listing agent%
Cap Rate %	1.92%
Gross Annual Income	\$0
Net Operating Income	\$33581
Gross Rent Multiplier	29.56
Annual Property Tax Rate for this property	0.755%
Property tax total amount	\$13205

Property Location & Description

Listing Headline	Attention Developers** R4, Tier 3 LOT IN PRIME LOCATION KOREA TOWN, Los Angeles, CA (Western & Wilshire).For more information , please contact the listing agent: Armin Soleimani (310)666-2246 arminsoleimani@gmail.com
Rent control	Rent Control
Property Description	Builder's Dream in the heart of Koreatown. This is a beautiful 6-unit French Normandy that sits on a prime 7,500 Sf, R4, Tier 3 Lot. Walk 5 minutes to the Wilshire/Western Metro station, footsteps away from trendy restaurants and exclusive shopping. While awaiting the permitting process, you will also be collecting rent from the existing 6-units on the property. The property will be delivered 100% occupied, but at this price, relocation assistance is an investment.

Location Description	Walk 5 minutes to the Wilshire/Western Metro station, footsteps away from trendy restaurants and exclusive shopping.
No. of Units	6
Price per Unit	\$291500
Units Mix	
No. Description	
No. Units	
Sq. Ft.	
Avg. Mo. Rent	
1.	
2.	
3.	
4.	
5.	
APN / Parcel ID	5093003012
Zoning	LAR-4 (Tier 3)
Occupancy %	100%
Construction Type	Wood & Stucco
No. Stories	2
Year Built	1940

Overall Property Condition	Good
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Property Information

Sewer

Type of Sewer	Sewer System (Public)
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Parking

Parking type	Off-street On-street Assigned Parking
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# of Covered Parkings	6
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Investment Overview

Type of use	Investor
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Energy Efficiency

Energy Star Certified	No
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How old is your cooling and heating system?	No Data
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Efficiency rating	N/A
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R-value	N/A
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Windows single-pane?	No
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Natural daylight	No
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Appliances energy efficient	No
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Roof	No
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Neighborhood lifestyle

Lifestyle

Urban Core

More information

MLS URL of this listing to link to your own site or brokerage site

<http://www.globalmajorproperties.com/author/armin/>

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