



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

848 19th Street . Wilshire Montana , CA 90403

**For sale 6 Units in Santa Monica, California.
For more information please contact the
listing agent, Aida Memary info@laaa.com
(818) 212-2808**

Listing Info

Listing ID: 2412
Sold

For Sale

Posted: 09/01/2020 4:01 pm | On HOMEiZ: 1343 days | Updated: 3 years ago | Views: 543

\$3,750,000

Location Map

**Listing Presented
by**



Property Type

Property status	Sold
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Property Price

Asking Price	\$3750000
Last Sold Price	\$3750000
Last Sold Date	09/01/2020
Total Lot Size	7,993.00 Sq. Ft.
Asking Price per Sq. Ft.	\$451
Total Building Size Sq. Ft.	8322

Commission Split %	Contact Listing Agent%
Cap Rate %	3.29%
Gross Annual Income	\$0
Net Operating Income	\$123375
Gross Rent Multiplier	18.57
Annual Property Tax Rate for this property	1.25%
Property tax total amount	\$46875

Property Location & Description

Listing Headline	For sale 6 Units in Santa Monica, California. For more information please contact the listing agent, Aida Memary info@laaa.com (818) 212-2808
Rent control	Rent Control
Property Description	This 1960 vintage property boasts an excellent unit mix with all 6 of the units being very large, approx. 1,400 sq. ft. , 3-bed/2-bath units. Furthermore, these one of a kind units, with very large windows throughout, making these units naturally bright and welcoming, come with a private balcony/patio for each unit.
Location Description	located in one of the most desirable Santa Monica Locations: the Wilshire-Montana corridor. The property is ideally located north of Wilshire Blvd, just steps away from Montana Ave, has a walk score of 80, is less than 1.5 miles from the beach, and is in close proximity to Whole Foods, Starbucks, and many other popular shops, restaurants and conveniences.
No. of Units	6
Price per Unit	\$625000

Units Mix
No.
Description
No. Units
Sq. Ft.
Avg. Mo. Rent
1.
3+2
6
1400
2.

3.

4.

5.

APN / Parcel ID	No Data
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Zoning	No Data
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Occupancy %	100%
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Construction Type	Wood & Stucco
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No. Stories	2
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Year Built	1960
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Overall Property Condition	Good
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Highlights	All 6 Units are Large, Approx. 1,400 sq.ft. 3 Bedroom + 2 Bathroom
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	A+ Location, North of Wilshire, Steps away from Montana Ave, 1 Mile from Beach
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	Separately Metered for Gas and Electricity
	Seismic Retrofitting 100% Completed
	Multiple Exit Strategies with Possibility of Converting to Tenants in Common
	■ Well Parked with 8 Individual Carport Spaces and 12 if Used as Tandem

Property Information

Sewer

Type of Sewer	Sewer System (Public)
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Parking

Parking type	Off-street On-street Assigned Parking
# of Covered Parkings	12

Investment Overview

Type of use	Investor
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Energy Efficiency

Energy Star Certified	No
How old is you cooling and heating system?	No Data
Efficiency rating	N/A
R-value	N/A
Windows single-pane?	No

Natural daylight	No
Appliances energy efficient	No
Roof	No

Neighborhood lifestyle

Lifestyle	Young Single upwardly Urban Core New Urban
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More information

MLS URL of this listing to link to your own site or brokerage site	20-556998
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