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

14741 Martell Avenue . Floresta Gardens - Bradrick , CA 94578

Two buildings of 7 Unit Apartment Building Offered at \$2,149,000 at a 4.87% Cap Rate in San Leandro, CA. If you are interested in learning more about this deal please contact the listing agent ,The Pinza Group info@pinzagroup.com (510) 725-4775

Listing Info

Listing ID: 2527

Sold

For Sale

\$2,149,000

Posted: 11/24/2020 2:30 pm | On HOMEiZ: 1259 days | Updated: 3 years ago | Views: 486

Listing Presented by

Location Map

□

Property Type

| | |
|-----------------|------|
| Property status | Sold |
|-----------------|------|

Property Price

| | |
|--------------------------|------------|
| Asking Price | \$2149000 |
| Last Sold Price | \$ N/A |
| Total Lot Size | 0.24 Acres |
| Asking Price per Sq. Ft. | \$399 |

| | |
|--|------------------------|
| Total Building Size Sq. Ft. | 5383 |
| Commission Split % | Contact listing agent% |
| Cap Rate % | 4.88% |
| Gross Annual Income | \$0 |
| Net Operating Income | \$104871 |
| Gross Rent Multiplier | 0.00 |
| Operating Expenses | \$0 |
| Annual Property Tax Rate for this property | 1.25% |
| Property tax total amount | \$26863 |

Property Location & Description

| | |
|----------------------|---|
| Listing Headline | Two buildings of 7 Unit Apartment Building Offered at \$2,149,000 at a 4.87% Cap Rate in San Leandro, CA. If you are interested in learning more about this deal please contact the listing agent ,The Pinza Group info@pinzagroup.com (510) 725-4775 |
| Rent control | Non Rent Control |
| Property Description | Rare opportunity to own a well maintained apartment community in the hot San Leandro rental market. Combined, the properties contain seven units total, spread across two APN's with a great unit mix comprised of one 3bd/2bth unit, one 3bd/1bth unit, three 2bd/1bth units and two 1bd/1bth units. The properties are set back from the street on a large, over-sized lot with carports for each tenant and ample parking for guests. There is a common yard space where a covered barbecue area is being constructed. |
| | |

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|----------------------|--|
| Location Description | Located about 11 miles south of Oakland, Floresta Gardens and Bradrick lie between the 580 and 880 freeways in the East Bay. Here, residents enjoy a quiet, suburban quality of life while being close enough to San Francisco and other East Bay cities to take advantage of jobs, restaurants and culture. |
| No. of Units | 7 |
| Price per Unit | \$307000 |
| Units Mix | |
| No. Description | |
| No. Units | |
| Sq. Ft. | |
| Avg. Mo. Rent | |
| 1. | |
| 1+1 | |
| 2 | |
| 2. | |
| 2+1 | |
| 3 | |
| 3. | |
| 3+1 | |
| 1 | |
| 4. | |
| 3+2 | |
| 1 | |
| 5. | |
| APN / Parcel ID | 077C-1305-042-00 077C-1305-043-00 |
| Zoning | No Data |
| Occupancy % | 100% |
| Construction Type | Wood & Stucco |
| No. Stories | 2 |

| | |
|----------------------------|---|
| Year Built | 1959 Renovated 2019 |
| Overall Property Condition | Very good |
| Highlights | Two Separate APN's Allow for 30 Year, Residential Financing Loans at Historically Low Rates |
| | Over \$30,000 in Yearly Rental Upside |

Property Information

Sewer

Parking

| | |
|-----------------------|-------------------------------|
| Parking type | On-street Assigned Parking |
| # of Covered Parkings | 7 |

Investment Overview

| | |
|-------------|----------|
| Type of use | Investor |
|-------------|----------|

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 | Urban Core |
|-----------|------------|

More information

| | |
|--|------------|
| MLS URL of this listing to link to your own site or brokerage site | Not in MLS |
|--|------------|

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