



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

1441 South Cloverdale Avenue . Mid City , CA 90019

100% Vacant 6 Units + 2 Potential ADUs in Prime Mid City priced at only 343k/door for vacant units. For more information contact the listing agent , ziuroiluj@gmail.com 310 666-2246 Listed by Armin Soleimani •DRE #01846872 • Global Platinum Properties, Inc. Listed by Julio Ruiz •DRE #01911261 • Global Platinum Properties, Inc.

Listing Info

Listing ID: 2583
Sold

For Sale

\$2,125,000

Listing Presented by

Posted: 02/01/2021 3:04 pm | On HOMEiZ: 1191 days | Updated: 2 years ago | Views: 1376

Location Map



Property Type

Property status	Sold
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Property Price

Asking Price	\$2125000
Last Sold Price	\$2125000

Last Sold Date	12/29/2021
Total Lot Size	6,850.00 Sq. Ft.
Asking Price per Sq. Ft.	\$366
Total Building Size Sq. Ft.	5807
Commission Split %	Contact listing agent%
Cap Rate %	7.0%
Gross Annual Income	\$0
Net Operating Income	\$148750
Gross Rent Multiplier	11.10
Annual Property Tax Rate for this property	1.25%
Property tax total amount	\$26563

Property Location & Description

Listing Headline	100% Vacant 6 Units + 2 Potential ADUs in Prime Mid City priced at only 343k/door for vacant units. For more information contact the listing agent , ziuroiluj@gmail.com 310 666-2246 Listed by Armin Soleimani •DRE #01846872 • Global Platinum Properties, Inc. Listed by Julio Ruiz •DRE #01911261 • Global Platinum Properties, Inc.
Rent control	Rent Control

Property Description	Once in a lifetime 100% Vacant 6 Units + 2 Potential ADUs in Prime Mid City priced at only 343k/door for vacant units. Value add opportunity with a huge upside to 7.6% Cap Rate and 10.3 GRM after renovations. Potential to create 2 detached 2-stories 1,200 SF 3 Bed 3 Bath ADUs. Individually metered for Gas & Electricity
Location Description	Excellent location minutes from Beverly Hills, Culver City, and West Adams.
No. of Units	8
Price per Unit	\$265625
Units Mix	
No. Description	
No. Units	
Sq. Ft.	
Avg. Mo. Rent	
1.	
1+1	
5	
\$2250	
2.	
2+1	
1	
\$2995	
3.	
3+3	
2	
\$3995	
4.	
5.	
APN / Parcel ID	5070-012-049

Zoning	LARD1.5
Occupancy %	0%
Vacant	Yes
No. Stories	2
Year Built	1951
Overall Property Condition	Good
Highlights	Value add opportunity with a huge upside to 7.2% Cap Rate and 10.8 GRM after renovations
	Excellent location minutes from Beverly Hills, Culver City, and West Adams
	Potential to create 2 detached 1,200 SF 3 Bed 3 Bath ADUs & 2 attached 400 SF 1 Bed 1 Bath ADUs
	Individually metered for Gas & Electricity

Property Information

Amenities	Gated entry
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Sewer

Type of Sewer	Sewer System (Public)
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Parking

Parking type	Off-street On-street Assigned Parking
# of Covered Parkings	No Data

Investment Overview

Type of use	Investor
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Energy Efficiency

Energy Star Certified	No
How old is your 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
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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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