



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

3536 West Slauson Avenue . South Los Angeles , CA 90043

Do not pass up on this turnkey Triplex in the heart of the Crenshaw District Los Angeles, California. This is a great chance for a first-time homebuyer (FHA), developer/investor looking for their next redevelopment project or income property. For more information contact the listing agent Global Platinum Properties arminsoleimani@gmail.com 310 666-2246

Listing Info

Listing ID: 2658
Sold

For Sale

\$25,000

Listing Presented by

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Location Map



Property Type

Property status	Sold
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Property Price

Asking Price	\$25000
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Last Sold Price	\$25000
Last Sold Date	10/08/2021
Total Lot Size	5,954.00 Sq. Ft.
Asking Price per Sq. Ft.	\$11
Total Building Size Sq. Ft.	2300
Commission Split %	2.5%
Cap Rate %	5.82%
Gross Annual Income	\$0
Net Operating Income	\$1455
Gross Rent Multiplier	12.53
Operating Expenses	\$0
Annual Property Tax Rate for this property	1.25%
Property tax total amount	\$313

Property Location & Description

Listing Headline	Do not pass up on this turnkey Triplex in the heart of the Crenshaw District Los Angeles, California. This is a great chance for a first-time homebuyer (FHA), developer/investor looking for their next redevelopment project or income property. For more information contact the listing agent Global Platinum Properties arminsoleimani@gmail.com 310 666-2246
Rent control	Non Rent Control

Property Description	The 3 units consist of 2,300 square feet of improvements perched on a 5,953 square foot C2 lot on the world-famous Slauson Ave. The unit mix consists of 3 bed+2 baths, 2 bed, 2 bath & 1 bed, 1 bath units. The 3 bedroom unit has been remodeled and available for immediate owner occupancy.
Location Description	Located in between West and Crenshaw Blvd. put you in the heart of the Crenshaw/Slauson redevelopment area. The Crenshaw line will be 1,000 feet away with the Nipsey Hussle Towers just a few lots away. The density bonuses in the area such as the TOC 3 incentives are fast-tracking major redevelopment projects in the area.
No. of Units	3
Price per Unit	\$8333

Units Mix
No.
Description
No. Units
Sq. Ft.
Avg. Mo. Rent
1.
1+1
1

\$1100
2.
2+1
1

\$1686
3.
3+2 (Vacant)
1

\$2500
4.

5.

APN / Parcel ID	400-4005-004
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Zoning	C2
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Occupancy %	66%
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Construction Type	Wood & Stucco
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No. Stories	1
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Year Built	1930
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Overall Property Condition	Very good
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Highlights	Great chance for a first-time homebuyer FHA loan
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Developer/investor looking for their next redevelopment project or income property.

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 you 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
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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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