

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

1033 West 39th Place . South Los Angeles , CA 90037

**For sale (Triplex) 3 UNITS near the USC campus Los Angeles, California. For more information contact the listing agent Global Platinum Properties
arminsoleimani@gmail.com 310 666-2246**

Listing Info

Listing ID: 2716
Sold

For Sale

\$1,352,000

Posted: 05/13/2021 4:49 pm | On HOMEiZ: 1087 days | Updated: 2 years ago | Views: 866 | Saved to favorites: 1

Listing Presented by

Location Map

Property Type

Property status	Sold
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Property Price

Asking Price	\$1352000
Last Sold Price	\$1352000
Last Sold Date	08/06/2021
Total Lot Size	4,253.00 Sq. Ft.
Asking Price per Sq. Ft.	\$531

Total Building Size Sq. Ft.	2547
Commission Split %	2.5%
Cap Rate %	5.58%
Gross Annual Income	\$0
Net Operating Income	\$75442
Gross Rent Multiplier	14.41
Annual Property Tax Rate for this property	1.25%
Property tax total amount	\$16900

Property Location & Description

Listing Headline	For sale (Triplex) 3 UNITS near the USC campus Los Angeles, California. For more information contact the listing agent Global Platinum Properties arminsoleimani@gmail.com 310 666-2246
Rent control	Non Rent Control
Property Description	Very clean property, recently remodeled. 2 of the 3 units are leased out at market rents. The 3rd unit is a 3 bedroom, 2 bathroom unit that is vacant but can be delivered occupied. The said complex consists of 2 buildings totaling 2,547 square feet and sit on a corner, Rd1.5 lot. There are 2(X) 2 car garages (tandem) parking, private yard, balconies, and common areas. All units have in-unit washers and dryers and are separately metered for gas and power.
Location Description	Walking distance to Exposition Park, USC, transit, shopping, and much more! Do not miss out!
No. of Units	3
Price per Unit	\$450667

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

\$1750
2.
3+2

\$3250
3.
3+2

\$2950
4.

5.

APN / Parcel ID	503-7019-037
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Zoning	LARD1.5
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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	1909
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Overall Property Condition	Very good
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Highlights	Very clean property
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	Recently Remodeled
	2 of the 3 units are least out on market rents

Property Information

Amenities	Gated entry
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Sewer

Type of Sewer	Sewer System (Public)
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Parking

Parking type	Garage - Attached Off-street On-street
# of Covered Parkings	3

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	Yes

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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