

Cross Property Customer 1 Line

	Listing ID	S	St# St Name	City	Area	SLC	Units	GSI	Cap	L/C Price	\$/Sqft	Sqft	YrBuilt	LSqft/Ac	PrvPool	Grg Spcs	Date	DOM/CDOM
1	DW22244107	S	2102 Woodberry AVE	HMT	SRCAR	STD	4	\$43,284		\$630,000 	\$203.49	3096	1980/ASR	7,840/0.18	N	4	01/10/23	17/17
2	219082368PS	S	1339 N Indian Canyon Dr DR	PSPR	332	STD	8			\$1,040,000 			1960/ASR	0.19/0	N	0	01/12/23	85/85

Closed • **Quadruplex**

List / Sold: **\$629,900/\$630,000** ↑

2102 Woodberry Ave • Hemet 92544

17 days on the market

4 units • **\$157,475/unit** • **3,096 sqft** • **7,840 sqft lot** • **\$203.49/sqft** •

Listing ID: DW22244107

Built in 1980

Take the 10 east to the 79 HWY toward San Jacinto. Make a left on Menlo, then right on Park Ave. Right on Yale St. Then Left on woodbury



Amazing Investment In Prime Area of Hemet. This property includes 4 Units - 2 are 2 beds 2 bath. The other 2 are 1 bed 1 bath. Each unit includes central air and heating and a 1 car garage. The building is in excellent condition, stucco finish and newer roof. Lots of parking for tenants. Property is located close to schools and parks. Perfect for Investor or First Time Buyer!

Facts & Features

- Sold On 01/10/2023
- Original List Price of \$629,900
- 1 Buildings
- 8 Total parking spaces
- Cooling: Central Air
- Heating: Central
- \$70 (Estimated)
- Laundry: Individual Room
- \$43284 Gross Scheduled Income
- \$3000 Net Operating Income
- 4 electric meters available
- 4 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down
- Floor: Tile
- Appliances: Gas Oven, Microwave, Range Hood, Water Heater

Exterior

- Lot Features: Lot 6500-9999
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Sewer: Public Sewer
- Other Exterior Features: TV Antenna

Annual Expenses

- Total Operating Expense: \$3,000
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$600
- Cable TV: 02066765
- Gardener:
- Licenses:
- Insurance: \$1,950
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$2,400
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	2	1	Unfurnished	\$1,300	\$1,300	\$1,550
2:	1	2	2	1	Unfurnished	\$1,500	\$1,500	\$1,550
3:	1	1	1	1	Unfurnished	\$932	\$932	\$1,200
4:	1	1	1	1	Unfurnished	\$800	\$800	\$1,200

Of Units With:

- Separate Electric: 4
- Gas Meters: 4
- Water Meters: 1
- Carpet:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:

- Dishwasher:
- Disposal:

- Wall AC:

Additional Information

- Standard sale

- SRCAR - Southwest Riverside County area
- Riverside County
- Parcel # 445143011

Michael Lembeck

State License #: 01019397
Cell Phone: 714-742-3700

Re/Max Property Connection

State License #: 01891031
26371 Crown Valley Pkwy, #180
Mission Viejo, 92691

Click arrow to display photos



Closed •

List / Sold:

\$1,600,000/\$1,040,000 ↓

1339 N Indian Canyon Dr Dr • Palm Springs 92262

85 days on the market

8 units • \$200,000/unit • sqft • 0 sqft lot • No \$/Sqft data • Built in 1960

Listing ID: 219082368PS



Originally built in 1960, this 8-room boutique hotel located within walking distance from the acclaimed Palm Springs designer district is now available as an amazing investment opportunity! Recently purchased and refurbished in 2020 by Tracy Turco and real estate developer husband, Jerry; they reopened the Art Hotel, utilizing her signature modern retro style. Pops of bold color are found within every room, including the brightly painted front doors. Each room has it's own distinct style encouraged by in-room vintage guitars, record players, iconic photos of music legends, and original artwork from local Palm Springs artists. Every exterior and interior detail, including the wallpaper, furnishings, bed linens, pillows and decor were handpicked or designed by Tracy. The hotel also engaged a large distinctive outdoor mural by famed New York City street artist Damon Johnson. This much in demand boutique hotel is central to popular restaurants and shops near the downtown area. Interested buyers will need to be qualified, and financials are available. Don't miss out on this opportunity to own a piece of Palm Springs history!

Facts & Features

- Sold On 01/12/2023
- Original List Price of \$2,500,000
- 1 Buildings
- Levels: One
- 4 Total parking spaces
- 0 Total carport spaces
- 1 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

- Rooms: See Remarks

Exterior

Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV:
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

Unit Details

Of Units With:

- Separate Electric: 1
- Gas Meters: 1
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 332 - Central Palm Springs area
- Riverside County
- Parcel # 505184015

Michael Lembeck

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CUSTOMER FULL: Residential Income LISTING ID: 219082368PS

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