

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	IV24037611	S	18477 Banyon AVE	RLT	272	STD	2	55,200		\$660,000 		1	1970/ASR	9,912/0.2275	N	0	10/31/24	57/57
2	CV24149869	S	738 W Ralston ST	ONT	686	STD	3	46,200		\$800,000 	349.04	2292	1961/ASR	9,358/0.2148	N	1	11/01/24	9/9
3	HD24185358	S	312 Maxine AVE #1-3	BSTW	BSTW	STD	3	3,800		\$350,000	198.86	1760	1953/ASR	6,126/0.1406	N	0	10/29/24	7/7
4	IV24159908	S	731 Vernon Drive	UPL	690	STD	4	52,440		\$900,000 	525.09	1714	1953/PUB	6,600/0.1515	N	0	10/28/24	35/35

Closed • Duplex

List / Sold: **\$659,880/\$660,000** ↓

18477 Banyon Ave • Rialto 92377

57 days on the market

2 units • **\$329,940/unit** • **1 sqft** • **9,912 sqft lot** • **No \$/Sqft data** •
Built in 1970

Listing ID: IV24037611

East of Linden and south of Banyon



Home is back on the market. Location Location. This Duplex is located in one of the best areas of Rialto. It features 2 units with 2 bedroom and 1 baths each. There is a laundry room that you can add a coin operated washing machine and dryer. The duplex has a new roof, windows and has a large lot. You may be able to build another duplex or ADU in the back(check with city permits). Tons of potential. Local rents in the area are north of 2k a month. Also perfect for 1st time home buyer. They can live in 1 and rent the other unit. It's within walking distance of the local High School. This will go fast.

Facts & Features

- Sold On 10/31/2024
- Original List Price of \$689,880
- 1 Buildings
- Levels: One
- 0 Total parking spaces
- \$1,060 (Estimated)
- SellerConsiderConcessionYN:
- Laundry: Common Area, Gas Dryer Hookup, Washer Hookup
- \$55200 Gross Scheduled Income
- \$3700 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 2 water meters available

Interior

Exterior

- Lot Features: 0-1 Unit/Acre, Corner Lot
- Sewer: Septic Type Unknown

Annual Expenses

- Total Operating Expense: \$100
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01937239
- Gardener:
- Licenses:
- Insurance: \$100
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$0
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	0	Unfurnished	\$0	\$0	\$0
2:	1	2	1		Unfurnished			

Of Units With:

- Separate Electric: 2
- Gas Meters: 2
- Water Meters: 2
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 272 - Rialto area
- San Bernardino County
- Parcel # 1133171180000

Michael Lembeck

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

Citivest Realty Services, Inc

State License #: 01875823
4340 Von Karman Ave, #200
Newport Beach, 92660

 Click arrow to display photos







Back on the Market! Subject to cancellation of current escrow. Buyer was unable to perform with no fault of the seller. Welcome to this fantastic triplex located at 738 W. Ralston St, Ontario. This property is an investor's dream, featuring three units with ample potential. Each back unit boasts 2 bedrooms and 1 bathroom and the front house is a 3 bedroom, 1 bathroom, offering comfortable living spaces for tenants. The two back units are approximately 700 square feet each, while the spacious front unit is approximately 1300 square feet. Though the units require some cosmetic repairs, this is a great opportunity to add your personal touch and increase the property's value. The current tenants are on a month-to-month agreement and have maintained good standing, ensuring a seamless transition for new ownership. This triplex offers ample parking throughout the property, including three individual garage spaces, providing convenience and security for tenants. The prime location is a significant advantage, with easy access to freeways, dining, and entertainment options. Don't miss out on this wonderful investment opportunity. Schedule a preview today and explore the potential of 738 W. Ralston St, Ontario!

Facts & Features

- Sold On 11/01/2024
 - Original List Price of \$769,000
 - 3 Buildings
 - Levels: One
 - 1 Total parking spaces
 - \$643 (Estimated)
 - SellerConsiderConcessionYN:
- Laundry: Inside
 - \$46200 Gross Scheduled Income
 - \$38100 Net Operating Income
 - 3 electric meters available
 - 3 gas meters available
 - 1 water meters available

Interior

Exterior

- Lot Features: Lot 6500-9999
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$8,100
 - Electric: \$0.00
 - Gas: \$0
 - Furniture Replacement:
 - Trash: \$0
 - Cable TV: 00848848
 - Gardener:
 - Licenses:
- Insurance: \$1,800
 - Maintenance:
 - Workman's Comp:
 - Professional Management:
 - Water/Sewer: \$4,800
 - Other Expense:
 - Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	3	1	1	Unfurnished	\$1,650	\$1,650	\$2,500
2:	1	2	1	1	Unfurnished	\$1,200	\$1,200	\$1,800
3:	1	2	1	1	Unfurnished	\$1,200	\$1,200	\$1,800

Of Units With:

- Separate Electric: 3
 - Gas Meters: 3
 - Water Meters: 1
- Drapes:
 - Patio:
 - Ranges:

- Carpet:
- Dishwasher:
- Disposal:

- Refrigerator:
- Wall AC: 1

Additional Information

- Standard sale

- 686 - Ontario area
- San Bernardino County
- Parcel # 1049581220000

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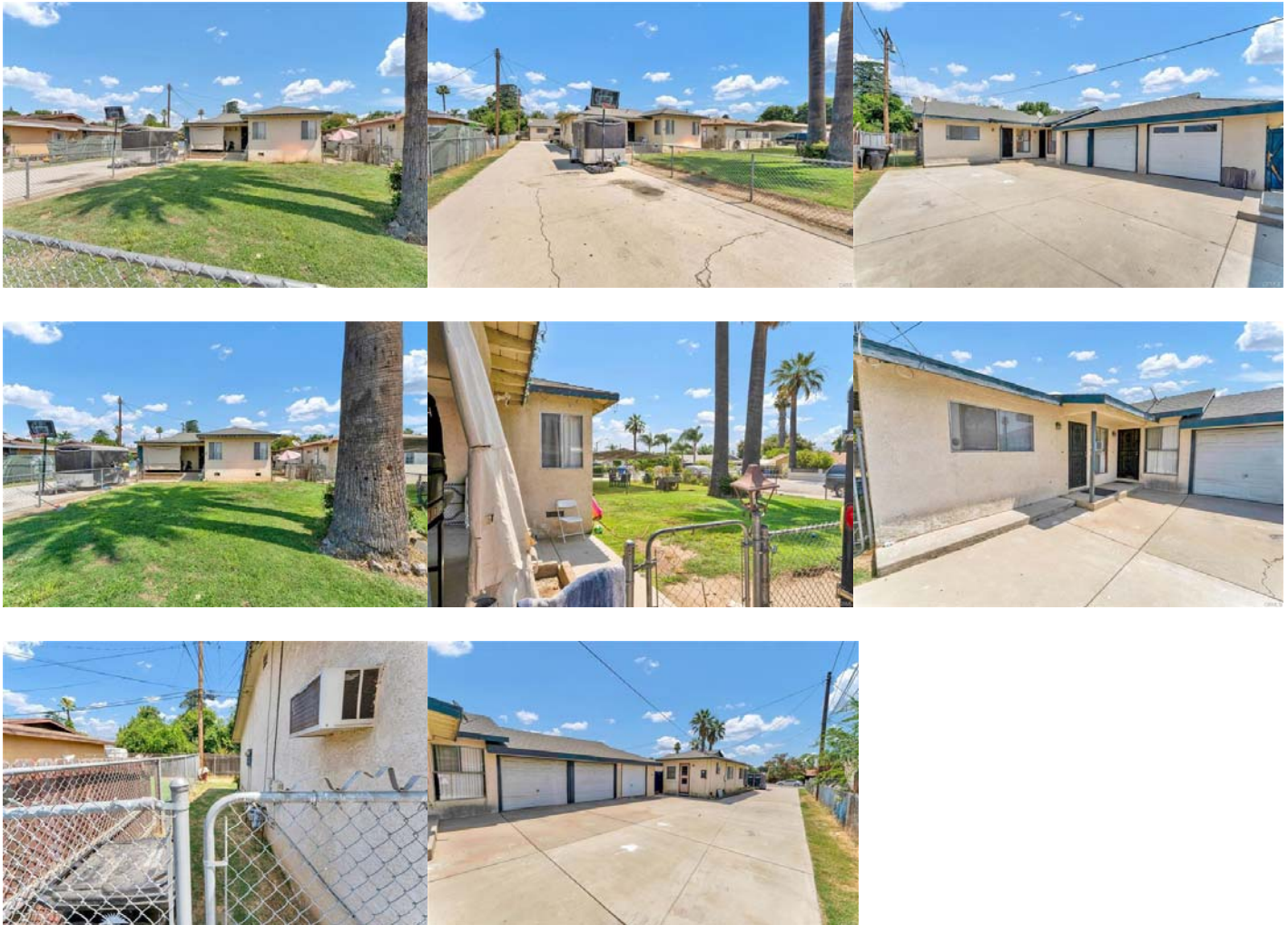
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CUSTOMER FULL: Residential Income LISTING ID: CV24149869

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This fully renovated triplex offers an excellent investment opportunity with three units: one studio apartment and two two-bedroom apartments. Each unit has been meticulously updated with fresh paint, new appliances, ceiling fans, evaporative coolers, new baseboards, and ceramic tile flooring. The property also features new windows, doors, and security doors for added safety, as well as a brand-new roof and newly installed security cameras. For investors, this triplex provides substantial passive income potential. The studio can rent for approximately \$1,000 per month, while each of the two-bedroom units can generate around \$1,400 per month, bringing in a total of \$3,800 in monthly rental income. With low-maintenance landscaping and ample parking, this property is move-in ready and offers a steady return on investment. Don't miss out on this high-income opportunity in a prime location!

Facts & Features

- Sold On 10/29/2024
 - Original List Price of \$350,000
 - 1 Buildings
 - Levels: One
 - 0 Total parking spaces
 - Cooling: Evaporative Cooling
 - Heating: Wall Furnace
 - \$0 (Unknown)
 - SellerConsiderConcessionYN: Yes
- \$3800 Gross Scheduled Income
 - 3 electric meters available
 - 3 gas meters available
 - 0 water meters available

Interior

- Rooms: All Bedrooms Down, Kitchen, Primary Bathroom
 - Floor: See Remarks, Tile
- Appliances: Gas Oven, Gas Range, Range Hood
 - Other Interior Features: Ceiling Fan(s), Unfurnished

Exterior

- Lot Features: 2-5 Units/Acre, Back Yard
 - Security Features: Security System
- Fencing: Chain Link
 - Sewer: Sewer Paid

Annual Expenses

- Total Operating Expense: \$0
 - Electric: \$0.00
 - Gas: \$0
 - Furniture Replacement:
 - Trash: \$0
 - Cable TV: 02142871
 - Gardener:
 - Licenses:
- Insurance: \$0
 - Maintenance:
 - Workman's Comp:
 - Professional Management:
 - Water/Sewer: \$0
 - Other Expense:
 - Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	2	2	2	0	Unfurnished	\$0	\$1,400	\$2,800
2:	1	0	1	0	Unfurnished	\$0	\$1,000	\$1,000

Of Units With:

- Separate Electric: 3
- Drapes: 0

- Gas Meters: 3
- Water Meters: 0
- Carpet: 0
- Dishwasher: 0
- Disposal:

- Patio: 1
- Ranges: 2
- Refrigerator: 0
- Wall AC: 3

Additional Information

- Standard sale

- BSTW - Barstow area
- San Bernardino County
- Parcel # 0181323130000

Michael Lembeck

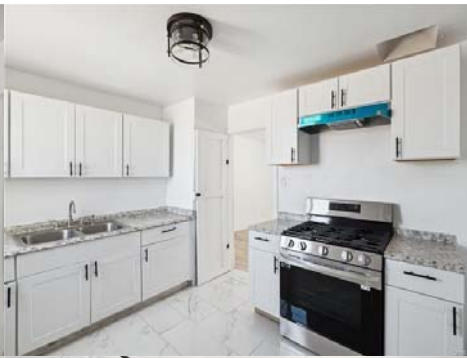
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DO NOT DISTURB TENANTS. EXCELLENT UPLAND RENTAL AREA. TWO DUPLEXES, FRONT AND REAR, CONSISTING OF FOUR UNITS. 2 STUDIOS-#731, #737 AND 2 ONE BEDROOMS-#731 1/2, #737 1/2. STABLE RENTAL HISTORY WITH LONG TERM TENANTS. LOCATED ON NON-THRU ROADWAY. REAR PARKING FOR BACK TENANTS. CONVENIENT TO GROCERY STORES, SHOPPING, MEDICAL FACILITIES AND TRANSPORTATION. UPDATED HARD SURFACE FLOORING. GAS AND ELECTRIC ON SEPARATE METERS. SOME APPLIANCES CONVEY. LEASED BELOW CURRENT RENTAL VALUE. BUYER TO VERIFY INDIVIDUAL UNITS SQ FOOTAGE. CLOSE TO BIKING/WALKING TRAIL BUYER TO COOPERATE IN SELLERS' 1031 EXCHANGE AT NO EXPENSE TO BUYER. SELLERS ARE CALIFORNIA RE LIC.

Facts & Features

- Sold On 10/28/2024
 - Original List Price of \$907,000
 - 2 Buildings
 - Levels: One
 - 2 Total parking spaces
 - Cooling: Electric, Wall/Window Unit(s)
 - Heating: Wall Furnace
 - \$0 (Assessor)
 - SellerConsiderConcessionYN:
- Laundry: Inside, Outside
 - \$52440 Gross Scheduled Income
 - \$44000 Net Operating Income
 - 4 electric meters available
 - 4 gas meters available
 - 1 water meters available

Interior

- Floor: Carpet, Tile, Vinyl
- Appliances: Gas Oven, Water Heater
 - Other Interior Features: Ceiling Fan(s), Formica Counters, Quartz Counters, Unfurnished

Exterior

- Lot Features: Landscaped, Level with Street, Rectangular Lot
- Fencing: Block, Chain Link
 - Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$3,516
 - Electric:
 - Gas:
 - Furniture Replacement:
 - Trash: \$1,528
 - Cable TV: 01372942
 - Gardener:
 - Licenses:
- Insurance: \$2,239
 - Maintenance:
 - Workman's Comp:
 - Professional Management:
 - Water/Sewer: \$1,988
 - Other Expense:
 - Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	1	1	0	Unfurnished	\$1,080	\$1,080	\$1,800
2:	1	1	1	0	Unfurnished	\$1,285		\$1,700
3:	1	0	1	0	Unfurnished	\$1,250		\$1,400
4:	1	0	1	0	Unfurnished	\$858		\$1,300

Of Units With:

- Separate Electric: 4
- Gas Meters: 4
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges: 4
- Refrigerator:
- Wall AC: 4

Additional Information

- Standard sale
- 690 - Upland area
- San Bernardino County
- Parcel # 1946341050000

Michael Lembeck

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