

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	CV21184014	S	17231 Orange WAY	FONT	264	STD	2	\$0		\$495,000↓	\$251.14	1971	1960/ASR	9,840/0.2259	N	0	10/09/21	8/8
2	EV21126102	S	24655 4th ST	SB	274	STD	2	\$23,700		\$400,000↑	\$219.42	1823	1945/ASR	6,700/0.1538	N	0	10/04/21	20/20
3	CV21186807	S	3782 Osbn RD	SB	274	STD	2	\$27,300		\$720,000↓	\$207.61	3468	2021/SLR	11,560/0.2654	N	2	10/05/21	7/7
4	WS21163680	S	13287 Benson AVE	CH	681	STD	2	\$42,000		\$700,000↑	\$459.02	1525	1957/ASR	6,900/0.1584	N	0	10/06/21	10/10
5	WS21160913	S	1049 N Verde AVE	RLT	272	STD	4	\$0		\$855,000↓	\$230.58	3708	1979/ASR	10,000/0.2296	N	4	10/05/21	6/6
6	EV21204000	S	332 W 10th ST	SB	274	STD	4	\$57,600		\$650,000↑	\$335.74	1936	1936/ASR	7,610/0.1747	N	0	10/05/21	4/4
7	CV21091532	S	635 E 8th ST	UPL	690	STD	12	\$183,864		\$2,920,000↓	\$323.40	9029	1952/PUB	44,431/1.02	N	5	10/08/21	3/3

Closed •

List / Sold: **\$550,000/\$495,000** ↓

17231 Orange Way • Fontana 92335

8 days on the market

2 units • \$275,000/unit • 1,971 sqft • 9,840 sqft lot • \$251.14/sqft •

Listing ID: CV21184014

Built in 1960

BETWEEN SIERRA AVE. AND PALMETTO AVE.



"RARE FIND: TWO 3bed/1bath UNITS": As an Illustration 17231 & 17233 are two well kept detached homes on one large lot in the heart of Fontana.=Both homes offer an L shape kitchen adjacent to the living room/dining room.=Not to mention both homes also have a DEN that can be converted to a fourth bedroom.=Each home has a cozy open patio, grassy area, and own shed for storage=The long driveway offers plenty of parking space=Upgrades: Newly installed Roof, fairly new exterior paint, and windows.=Both homes will be delivered vacant= "MUST SEE".

Facts & Features

- Sold On 10/09/2021
- Original List Price of \$550,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: See Remarks
- Heating: See Remarks
- \$1,759 (Estimated)
- Laundry: In Kitchen
- 2 electric meters available
- 2 gas meters available
- 2 water meters available

Interior

- Rooms: Bonus Room
- Floor: Carpet, Tile

Exterior

- Lot Features: Front Yard, Rectangular Lot, Yard
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 02078798
- 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	3	1	0	Unfurnished	\$0	\$0	\$0

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

- 264 - Fontana area
- San Bernardino County
- Parcel # 0192201510000

Michael Lembeck

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Cell Phone: 714-742-3700

Re/Max Property Connection

State License #: 01891031

26371 Crown Valley Pkwy, #180

Mission Viejo, 92691

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Closed • Duplex

List / Sold: **\$375,000/\$400,000** ↑

24655 4th St • San Bernardino 92410

20 days on the market

2 units • \$187,500/unit • 1,823 sqft • 6,700 sqft lot • \$219.42/sqft • Built in 1945

Listing ID: EV21126102

I-10 W to S Tippecanoe Ave, continue on S. Tippecanoe Ave. Dr. to 4th St



Updated income property consisting of two separate homes, each with its own driveway. The front home is a 4 BR/1BA, 1073 sq.ft. with a large living room with ceiling fan, open kitchen with breakfast nook area, and stainless steel range. The bedrooms all have ceiling fans and a shared bath with a shower/tub combo. The rear home is a 2BR/1BA, 750 sq.ft. also with a large living room with a ceiling fan, nearby kitchen with gas range. Both bedrooms are nicely sized with ceiling fans and have a shared bathroom with a tiled walk-in shower. Each unit has its own fenced rear yard with a private storage shed. Low maintenance front yard with newly installed synthetic grass.

Facts & Features

- Sold On 10/04/2021
- Original List Price of \$375,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Wall/Window Unit(s)
- Heating: Wall Furnace
- \$23700 Gross Scheduled Income
- \$23700 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

- Rooms: Kitchen, Living Room
- Floor: Tile
- Appliances: Gas Range, Range Hood, Water Heater
- Other Interior Features: Ceiling Fan(s)

Exterior

- Lot Features: Back Yard, Front Yard, Level with Street, Lot 6500-9999
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Fencing: Chain Link, Wood
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$200
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$100
- Cable TV:
- Gardener:
- Licenses:
- Insurance: \$100
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$100
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	4	1	0	Unfurnished	\$1,125	\$1,125	\$1,250
2:	1	2	1	0	Unfurnished	\$850	\$850	\$950

Of Units With:

- Separate Electric: 2
- Gas Meters: 2
- Water Meters: 1
- Carpet: 0
- Drapes: 0
- Patio: 0
- Ranges: 2
- Refrigerator: 2

- Dishwasher: 0
- Disposal: 0

- Wall AC: 2

Additional Information

- Standard sale

- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0279062060000

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Re/Max Property Connection

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

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Closed • **Single Family Residence**

List / Sold: **\$759,000/\$720,000** ↓

3782 Osbun Rd • **San Bernardino 92404**

7 days on the market

2 units • **\$379,500/unit** • **3,468 sqft** • **11,560 sqft lot** • **\$207.61/sqft** •
Built in 2021

Listing ID: CV21186807

Del Rosa Ave / Foothill Dr



2 Houses on One Property! Beautiful Brand New Custom House with a Large Accessory Dwelling Unit in North San Bernardino area is now on the Market This is Absolutely a Gem! At the entrance you will see a beautiful tile flooring in the living room that leads to the large open concept kitchen area with lots of cabinets and a big Quartz Island. House has a large beautiful wet bar area that leads to the Family area that you will find a beautiful fireplace with a gorgeous crown molding. Main House has 2,478 sqft with 4 Bedrooms and 3.5 Bathrooms . In the back you will find the Large Permitted ADU (Accessory Dwelling Unit) this house has 990 sqft and at the entrance and you will find a beautiful open concept kitchen area that leads to the dining area and living room. ADU has 2 bedrooms, 2 bathrooms, laundry room, separate electrical meter and separate entrance from the main house potential for rental income and more... Home is located minutes away from California State University and Close to the Freeway 210. Don't miss this great opportunity!!

Facts & Features

- Sold On 10/05/2021
- Original List Price of \$759,000
- 2 Buildings
- Levels: One
- 2 Total parking spaces
- Cooling: Central Air
- Heating: Central
- \$0 (Unknown)
- Laundry: Individual Room
- \$27300 Gross Scheduled Income
- \$19320 Net Operating Income
- 2 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, Family Room, Living Room, Master Bathroom, Master Bedroom
- Floor: Laminate, Tile
- Appliances: Dishwasher, Gas Range, Microwave
- Other Interior Features: Crown Molding, Pantry

Exterior

- Lot Features: 0-1 Unit/Acre
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$7,980
- Electric: \$0.00
- Gas: \$240
- Furniture Replacement:
- Trash: \$480
- Cable TV: 01982096
- Gardener:
- Licenses:
- Insurance: \$1,300
- Maintenance: \$5,000
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$960
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	4	4	2	Unfurnished	\$0	\$4,500	\$4,500
2:	1	2	2	0	Unfurnished	\$0	\$1,900	\$1,900

Of Units With:

- Separate Electric: 2
- Gas Meters: 1
- Drapes:
- Patio:

- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:

- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0155131160000

Michael Lembeck

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Re/Max Property Connection

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

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Closed •

List / Sold: **\$678,000/\$700,000** ↑

13287 Benson Ave • Chino 91710

10 days on the market

**2 units • \$339,000/unit • 1,525 sqft • 6,900 sqft lot • \$459.02/sqft •
Built in 1957**

Listing ID: WS21163680

locates between Chino Ave and Benson Ave



2 separate units locate in the heart of Chino with one price. The front unit is 4 bedrooms and 2 full baths which has been completely remodeled with new pipes, kitchen, bathrooms, flooring, interior and exterior painting, AC split units and so on. There is a dedicated laundry room which is approx. 150 sq ft which has not been including in the total sq ft of the front unit. The front unit is approx. 1116 sq ft. The back unit is a brand new ADU with 1 bedroom and 1 bath just finished at the end of June, 2021. The ADU has its own number which is 13289 and its own electrical sub-panel. The two units are totally separated and the ADU has its only covered private patio off the side. It is good to live in one and rent the other one to create extra income or treat as in-law unit. Big lot with 6900 sq ft. There are plenty of parking at the property. Close to schools, parks and so on. Must see and will not last.

Facts & Features

- Sold On 10/06/2021
- Original List Price of \$638,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- Laundry: Laundry Chute
- \$42000 Gross Scheduled Income
- \$30000 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

Exterior

- Lot Features: Back Yard, Corner Lot
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$6,180
- Electric: \$1,440.00
- Gas: \$1,200
- Furniture Replacement:
- Trash: \$540
- Cable TV: 01525571
- Gardener:
- Licenses:
- Insurance: \$1,500
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$1,500
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	4	2	0	Unfurnished	\$0	\$0	\$29,400
2:	1	1	1	0	Unfurnished	\$0	\$0	\$15,600

Of Units With:

- Separate Electric: 2
- Gas Meters: 2
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 681 - Chino area
- San Bernardino County
- Parcel # 1020234220000

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Re/Max Property Connection

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26371 Crown Valley Pkwy, #180

Mission Viejo, 92691

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Closed • [Quadruplex](#)

List / Sold: **\$875,000/\$855,000** ↓

1049 N Verde Ave • Rialto 92376

6 days on the market

4 units • **\$218,750/unit** • **3,708 sqft** • **10,000 sqft lot** • **\$230.58/sqft** •
Built in 1979

Listing ID: WS21160913

N. Lilac Ave and W. Shamrock St



4 unit apartment situated on a 10,000SF lot in Rialto. Fully occupied tenants. Single car garage for each unit along with the driveway and alley access for additional parking. One unit has 3 bedrooms and 2 baths. The other three units have 2 bedrooms and 1 bath. Great location with many upside potentials. Coin laundry on site. Close to school, Renaissance market, city hall, recreation parks, senior center, and library. Please DO NOT disturb or contact any tenants. Property is not being delivered vacant.

Facts & Features

- Sold On 10/05/2021
- Original List Price of \$875,000
- 1 Buildings
- 4 Total parking spaces
- Cooling: Central Air
- Heating: Forced Air
- Laundry: Inside
- 4 electric meters available
- 4 gas meters available
- 1 water meters available

Interior

Exterior

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

Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01008773
- 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:	1	3	2	1	Unfurnished	\$1,300	\$1,300	\$1,300
2:	1	2	1	1	Unfurnished	\$950	\$950	\$950
3:	1	2	1	1	Unfurnished	\$1,000	\$1,000	\$1,000
4:	1	2	1	1	Unfurnished	\$1,010	\$1,010	\$1,010

Of Units With:

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

Additional Information

- Standard sale

- 272 - Rialto area
- San Bernardino County
- Parcel # 0127351250000

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Re/Max Property Connection

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

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CUSTOMER FULL: Residential Income LISTING ID: WS21160913

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Closed • **Quadruplex**

List / Sold: **\$575,000/\$650,000** ↑

332 W 10th St • San Bernardino 92410

4 days on the market

4 units • **\$143,750/unit** • **1,936 sqft** • **7,610 sqft lot** • **\$335.74/sqft** •
Built in 1936

Listing ID: EV21204000

South of E Street to East on 10th to South side of the street



This charming 4 plex has lovingly been cared for and owner occupied. The property has a new brick wall, paved and gated yard. The front unit has a designer kitchen with new cabinets, stainless steel appliances and tiled floors. The bath has also been newly remodeled. It is a one bedroom one bath. The second unit has a newer kitchen. The 3rd and 4th unit has been combined to make it a large duplex with 2 bedrooms, 2 baths with gorgeous dining room with custom cabinets, real hardwood floors and custom cabinetry in kitchen. This unit can remain as a two bedroom or be converted back to two units. Fantastic location and shows pride of ownership. Make this an income producing property / live in one rent the rest / bring your whole family and make it the next generation home. The property has fruit trees and a large covered carport. Ample parking. 4 Separate electric / gas meters. One water meter. Water bill approximately \$120 per month trash \$60 per month

Facts & Features

- Sold On 10/05/2021
- Original List Price of \$575,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Wall/Window Unit(s)
- Heating: Wall Furnace
- \$688 (Estimated)
- Laundry: See Remarks
- \$57600 Gross Scheduled Income
- \$49600 Net Operating Income
- 4 electric meters available
- 4 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, Main Floor Bedroom, See Remarks
- Floor: See Remarks

Exterior

- Lot Features: 2-5 Units/Acre
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$800
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$500
- Cable TV: 01406566
- Gardener:
- Licenses:
- Insurance: \$1,000
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$500
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	4	4	4	0	Unfurnished	\$0	\$0	\$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
- Rent Controlled

- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0140063130000

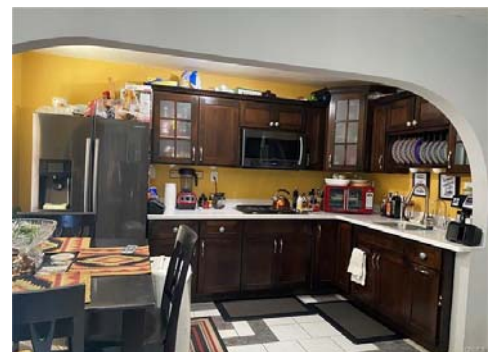
Michael Lembeck

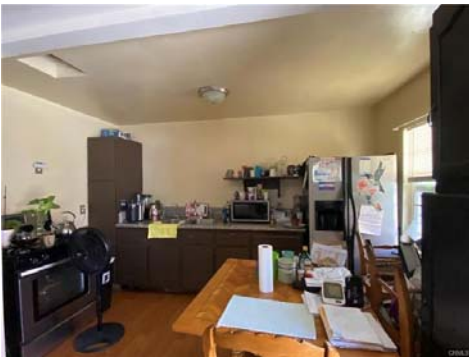
State License #: 01019397
Cell Phone: 714-742-3700

Re/Max Property Connection

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

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CUSTOMER FULL: Residential Income LISTING ID: EV21204000

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Closed •

List / Sold:

\$3,000,000/\$2,920,000 ↓

3 days on the market

Listing ID: CV21091532

635 E 8th St • Upland 91786

**12 units • \$250,000/unit • 9,029 sqft • 1.02 acre(s) lot • \$323.40/sqft •
Built in 1952**

Campus Avenue & 8th Street



The 8th Street Apartments is located at 623-635 E.8th St. in Upland, CA. The investment offering is a 12-unit multi-family asset located on 2 parcels, with a combined lot size of 1.02 Acres. In the same ownership for the past 50+ years, said property is a well maintained property and consistently has a high occupancy level. The Unit Mix consists of the following: 7 Two Bedroom / One Bathroom Single Story Units, 4 One Bedroom / One Bathroom Units and 1 Three Bedroom / Two Bathroom Single Family House. Ten of the Twelve Units have Washer /Dryer Hook-Ups and the units are upgraded with Dual Pane Vinyl Windows. Ample parking is provided with single car garages, carport and open parking spaces. In the past 2 years, four of the units have received complete interior upgrades. In April 2021, the 8th St. Apartments obtained Section 1 Termite Clearance. The units are individually metered for gas & electric and the landlord is responsible for water, sewer and trash. The 8th Apartments is located in close proximity to the Upland Train Station, Downtown Upland, Parks and local schools. Please note the Close of Escrow on the property shall occur on October 11, 2021 or thereafter. Please do not disturb the tenants and/or walk on the property. Please contact listing agent for further details.

Facts & Features

- Sold On 10/08/2021
- Original List Price of \$3,000,000
- 8 Buildings
- Levels: One, Two
- 22 Total parking spaces
- 9 Total carport spaces
- Laundry: Gas & Electric Dryer Hookup
- \$183864 Gross Scheduled Income
- \$109149 Net Operating Income
- 12 electric meters available
- 12 gas meters available
- 2 water meters available

Interior

Exterior

- Lot Features: 11-15 Units/Acre
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$69,199
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$2,466
- Cable TV:
- Gardener:
- Licenses: 99
- Insurance: \$5,622
- Maintenance: \$8,400
- Workman's Comp:
- Professional Management: 8918
- Water/Sewer: \$6,977
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	7	2	1	0	Unfurnished	\$9,432	\$9,432	\$12,600
2:	4	1	1	0	Unfurnished	\$4,315	\$4,315	\$5,100
3:	1	3	2	0	Unfurnished	\$1,575	\$1,575	\$2,200

Of Units With:

- Separate Electric: 12
- Gas Meters: 12
- Water Meters: 2
- Drapes:
- Patio:
- Ranges:

- Carpet:
- Dishwasher:
- Disposal:

- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 690 - Upland area
- San Bernardino County
- Parcel # 1046571090000

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Re/Max Property Connection

State License #: 01891031

26371 Crown Valley Pkwy, #180

Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: CV21091532

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Search Criteria

Property Type is 'Residential Income'

Standard Status is 'Closed'

Contract Status Change Date is 10/03/2021 to 10/09/2021

County Or Parish is 'San Bernardino'

Number Of Units Total is 2+

Selected 7 of 7 results.