

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	CV22184375	S	2402 W 1st AVE	SB	274	STD	2	\$0		\$450,000 	\$332.84	1352	1958/ASR	7,240/0.1662	N	2	10/14/22	10/10
2	219073989PS	S	432 Knight AVE	BB	289	STD	2			\$600,000 			1935/ASR	9,075/0.2		0	10/14/22	74/74
3	HD22210519	S	15025 Hill ST #27	OROG	699	STD	2	\$1		\$330,000 	\$162.96	2025	1957/PUB	5,846/0.1342	N	0	10/12/22	0/0
4	EV22156311	S	632 W 9th ST	SB	274	STD	4	\$49,236		\$605,000 	\$307.42	1968	1958/ASR	7,125/0.1636	N	0	10/14/22	23/23
5	IG22081573	S	300 N 5th AVE #A-H	BSTW	BSTW	STD	10	\$118,500		\$870,000 	\$166.63	5221	1967/ASR	28,440/0.6529	N	0	10/14/22	31/31

Closed • Duplex

List / Sold: **\$449,900/\$450,000** ↑

2402 W 1st Ave • San Bernardino 92407

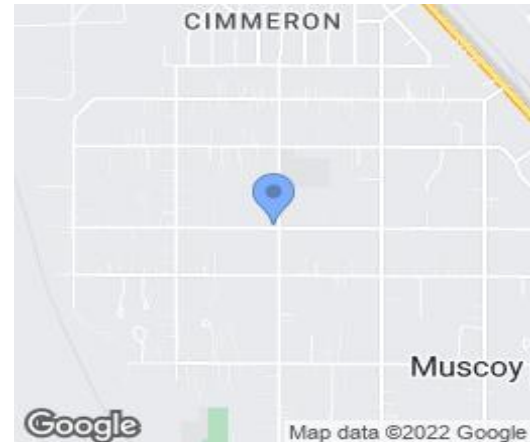
10 days on the market

2 units • \$224,950/unit • 1,352 sqft • 7,240 sqft lot • \$332.84/sqft •

Listing ID: CV22184375

Built in 1958

North of the 210 and west of the 215



WOW HARD TO FIND DUPLEX IN MOSCOY AREA OF SAN BERNARDINO! UNBELIEVABLE OPPORTUNITY to Live in one and rent the other for extra income or for a family member to live in. Gated property with an upgraded two bedroom and one bath on one side, with wood laminate entry thru living room and dining area, tiled kitchen with eating area and granite counters. Unit 2400 next door is a one bedroom one bath and has a very similar floor plan also with wood laminate flooring and tiled kitchen with eating area and granite counters. Both units have kitchen windows overlooking a large covered patio with a backyard separated by a wood fence and a large side yard with a guava tree on 2400. Dual pane windows and a new roof! Each unit has an oversized one car garage with possible tandem parking and there is additional parking in private driveways.

Facts & Features

- Sold On 10/14/2022
- Original List Price of \$449,900
- 1 Buildings
- Levels: One
- 4 Total parking spaces
- Cooling: Evaporative Cooling, Wall/Window Unit(s)
- Heating: Wall Furnace
- \$1,130 (Estimated)
- Laundry: Outside
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

- Floor: Laminate, Tile

Exterior

- Lot Features: Back Yard, Front Yard
- Sewer: Septic Type Unknown

Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01526842
- 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	2	1	1	Unfurnished	\$0	\$0	\$1,700
2:	1	1	1	1	Unfurnished	\$0	\$0	\$1,400

Of Units With:

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

- Disposal:

Additional Information

- Standard sale
- Rent Controlled

- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0263071270000

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: **\$650,000/\$600,000** ↓

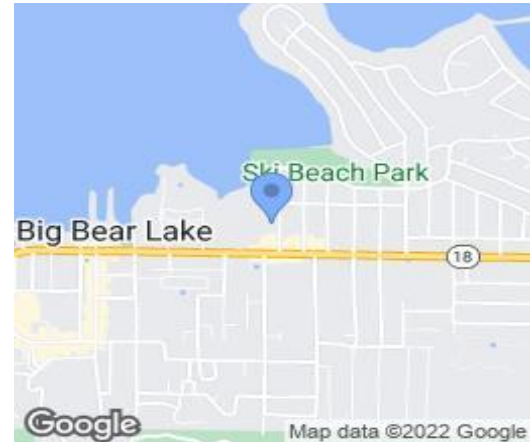
432 Knight Ave • Big Bear 92315

74 days on the market

**2 units • \$325,000/unit • sqft • 9,075 sqft lot • No \$/Sqft data •
Built in 1935**

Listing ID: 219073989PS

West on Big Bear Blvd... Right on Knight



Fantastic investment opportunity... Multiple residential property in Big Bear Lake that's centrally located with easy access. Each unit is a standalone building. This 2-unit property can be your home in Big Bear or the investment property you've been looking for. The front unit has a strong track record as a vacation rental. Currently the back unit is being used for personal use. Both units were recently remodeled throughout, kitchens, bathrooms, paint, flooring, siding, trex decking, roofs etc... The units have also been upgraded with laundry. Newer concrete slab makes for a lot of parking and a low maintenance exterior. Located within 5 minutes of Snow Summit, The Village, hiking trails and less than .25 mile from Meadow Park and the Lake... Close to all that Big Bear has to offer...

Facts & Features

- Sold On 10/14/2022
- Original List Price of \$650,000
- 2 Buildings
- 5 Total parking spaces
- 0 Total carport spaces
- Heating: Natural Gas, Wall Furnace
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

- Rooms: Living Room
- Floor: Carpet, Laminate
- Appliances: Microwave, Gas Range, Refrigerator, Dishwasher, Gas Water Heater, Water Heater

Exterior

- Lot Features: Level

Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 02115913
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

Unit Details

Of Units With:

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

Additional Information

- Standard sale
- 289 - Big Bear Area area

- San Bernardino County
- Parcel # 0309042080000

Michael Lembeck

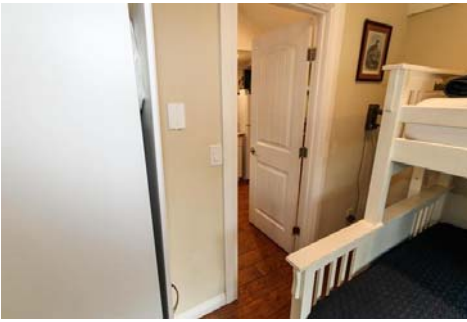
State License #: 01019397
Cell Phone: 714-742-3700

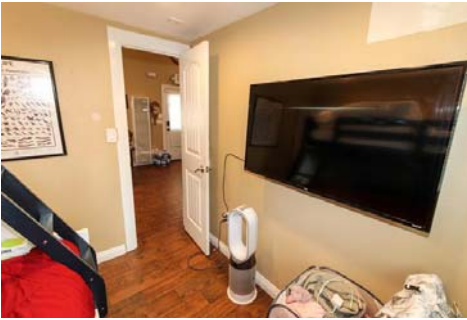
Re/Max Property Connection

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

 Click arrow to display photos







Closed • Duplex

List / Sold: **\$368,990/\$330,000** ↓

15025 Hill St # 27 • Oro Grande 92368

0 days on the market

2 units • \$184,495/unit • 2,025 sqft • 5,846 sqft lot • \$162.96/sqft • Built in 1957

Listing ID: HD22210519

National trails Hwy to First St. to Hill St



Duplex for Sale, both Updated with lots of new features. Clean and ready. Must to see to appreciate. Each unit accommodates 3 beds 1 bath each. Duplex have 2 water meters, 2 gas meters, 2 electric meters, 2 fenced yards. May qualify for 1st time, Buyer Programs, inquire with your Lender!

Facts & Features

- Sold On 10/12/2022
- Original List Price of \$368,990
- 1 Buildings
- Levels: One
- 0 Total parking spaces
- \$493 (Estimated)
- Laundry: In Kitchen
- \$1 Gross Scheduled Income
- \$1 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 2 water meters available

Interior

Exterior

- Lot Features: Yard
- Fencing: Chain Link
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$1
- Electric: \$1.00
- Gas: \$1
- Furniture Replacement:
- Trash: \$1
- Cable TV: 02081855
- Gardener:
- Licenses:
- Insurance: \$1
- Maintenance:
- Workman's Comp:
- Professional Management: 1
- Water/Sewer: \$1
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	3	0	0	Unfurnished	\$0	\$0	\$0
2:	1	3	0	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
- 699 - Not Defined area
- San Bernardino County
- Parcel # 0468194170000

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

Re/Max Property Connection
State License #: 01891031
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Mission Viejo, 92691

▼ Click arrow to display photos



Closed • **Quadruplex**

List / Sold: **\$635,000/\$605,000** ↓

632 W 9th St • San Bernardino 92410

23 days on the market

4 units • **\$158,750/unit** • **1,968 sqft** • **7,125 sqft lot** • **\$307.42/sqft** •
Built in 1958

Listing ID: EV22156311

From 215 Freeway N, exit 5th St, turn left on H street to 9th St, then turn left



Back on the market. Buyer could not perform. This four units property is priced to sell fast. Property is located close to freeways, downtown and city schools. One unit is fully renovated if you are interested in living in one unit and renting the others out. There is covered car stall for each unit. Please do not disturb tenants Call Listing Agent for questions.

Facts & Features

- Sold On 10/14/2022
- Original List Price of \$635,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- \$1,316 (Estimated)
- \$49236 Gross Scheduled Income
- \$34876 Net Operating Income
- 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: \$14,360
- Electric: \$0.00
- Gas:
- Furniture Replacement:
- Trash: \$2,160
- Cable TV: 01523678
- Gardener:
- Licenses:
- Insurance: \$4,000
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$3,000
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	1	0	0	Unfurnished	\$1,029	\$1,029	\$1,350
2:	1	1	0	0	Unfurnished	\$1,029	\$1,029	\$1,350
3:	1	1	0	0	Unfurnished	\$1,029	\$1,029	\$1,350
4:	1	1	0	0	Unfurnished	\$1,018	\$1,018	\$1,350

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
- 274 - San Bernardino area
- San Bernardino County

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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Closed • Apartment

List / Sold: **\$999,000/\$870,000** ↓

300 N 5th Ave # A-H • Barstow 92311

31 days on the market

**10 units • \$99,900/unit • 5,221 sqft • 28,440 sqft lot • \$166.63/sqft •
Built in 1967**

Listing ID: IG22081573

Major Cross Street -- Barstow Rd.



The perfect 10!! 5 buildings on 4 lots! An opportunity that's rare and certainly hard to find. Feature a complete set up that consist of 2 Duplex units, a 4 plex and 2 single family residences on one oversized compound style lot. The front duplex are 1 bd and 1 bath. The four plex are all studios units. The back duplex are 3 bd and 1 bath. The front single family residence is 3 bd and 1 bath and the back single family is a 2 bd and 1 bath. With the exception of the front duplex, all units have been updated with new electrical and plumbing. New flooring and paint. Some have tankless water heaters and others have brand new tanks. The 4 plex has new window AC/Heat and the rest have new mini-splits. A couple of the units do feature washer/dryer hook-up's. The two single family units have new windows. A lot has been done on this unique project and the potential to do much more is available. Close to freeway access and many shops and eateries. ***Owner also selling 310 N 3rd Avenue, Barstow. 2 homes on 1 lot***

Facts & Features

- Sold On 10/14/2022
- Original List Price of \$999,000
- 5 Buildings
- 0 Total parking spaces
- Cooling: Ductless, Wall/Window Unit(s)
- \$7,058 (Estimated)
- Laundry: Electric Dryer Hookup, Washer Hookup
- \$118500 Gross Scheduled Income
- \$105900 Net Operating Income
- 10 electric meters available
- 0 gas meters available
- 1 water meters available

Interior

- Floor: Tile
- Appliances: Electric Range, Electric Water Heater, Tankless Water Heater

Exterior

- Lot Features: Sloped Down
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$12,600
- Electric:
- Gas: \$0
- Furniture Replacement:
- Trash: \$1,800
- Cable TV: 01406566
- Gardener:
- Licenses:
- Insurance: \$6,000
- Maintenance:
- Workman's Comp:
- Professional Management: 0
- Water/Sewer: \$4,800
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	4	0	1	0	Unfurnished	\$3,075	\$3,075	\$3,075
2:	2	1	1	0	Unfurnished	\$1,050	\$1,050	\$1,050
3:	3	3	1	0	Unfurnished	\$4,550	\$4,550	\$4,550
4:	1	2	1	0	Unfurnished	\$1,200	\$1,200	\$1,200

Of Units With:

- Separate Electric: 10
- Gas Meters: 0
- Water Meters: 1
- Drapes:
- Patio:
- Ranges: 10

- Carpet:
- Dishwasher:
- Disposal:

- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- BSTW - Barstow area
- San Bernardino County
- Parcel # 0181075240000

Michael Lembeck

State License #: 01019397

Cell Phone: 714-742-3700

Re/Max Property Connection

State License #: 01891031

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Mission Viejo, 92691

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