

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	CV23203311	S	15069 San Bernardino AVE	FONT	264	STD	2	\$0		\$323,000 	\$399.75	808	1927/ASR	14,450/0.3317	N	0	11/28/23	6/6
2	PW23180003	S	11310 Wesley AVE	POM	687	STD	2	\$32,400		\$730,000	\$413.36	1766	1964/ASR	7,860/0.1804	N	2	11/27/23	31/31
3	IV23196415	S	835 E FREDRICKS ST	BSTW	BSTW	STD	2	\$31,200		\$300,000 	\$188.92	1588	1953/ASR	6,614/0.1518	N	2	11/29/23	3/3
4	HD22037411	S	48601 Altair ST #0	BSTW	BSTW	STD	3	\$2,500		\$162,500 	\$233.48	696	1986/PUB	1,699,275/39.01	N	1	11/28/23	508/508
5	PW23144524	S	1342 Oak ST	SB	274	STD	4	\$45,600		\$610,000 	\$242.06	2520	1949/PUB	6,250/0.1435	N	0	11/30/23	10/10
6	WS23110441	S	15860 Kasota RD	APPV	APPV	STD	8	\$113,220		\$1,468,000 	\$202.48	7250	1983/PUB	32,000/0.7346	N	6	11/30/23	96/96

Closed • [Apartment](#)

List / Sold: **\$385,000/\$323,000** ↓

15069 San Bernardino Ave • Fontana 92335

6 days on the market

2 units • **\$192,500/unit** • **808 sqft** • **14,450 sqft lot** • **\$399.75/sqft** •
Built in 1927

Listing ID: CV23203311

From 10 Frw, exit at Cherry, go North, turn right on San Bernardino Ave.



Opportunity is knocking for investors who is looking for a profitable project. The Zoning for this property is RM, which allow multiple units. It has a huge lot of 14,450 sqft. With the existing 1 Single Family Residence, 2 bedrooms and 1 bathroom, you can build another 5 units apartment or a fiveflex. As a fixer, this house required renovation and upgrade, however its potential is worth the effort. The opportunities are endless with this property to fix it up, build it and utilize it as a rental property or flip it for a profit. New roof was installed on March 2023 for the house. Convenient Location; near Kaiser Permanente Hospital, shopping center, grocery stores, & Freeways! Come and see what this potential house can offer before it's sold.

Facts & Features

- Sold On 11/28/2023
- Original List Price of \$385,000
- 1 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Wall/Window Unit(s)
- \$82 (Estimated)
- Laundry: Washer Hookup
- 1 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, Kitchen

Exterior

- Lot Features: Lot 10000-19999 Sqft
- Sewer: Septic Type Unknown

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01504957
- Gardener:
- Licenses:
- Insurance: \$0
- Maintenance:
- Workman's Comp:
- Professional Management: 0
- Water/Sewer: \$0
- Other Expense:
- Other Expense Description:

Unit Details

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

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
- Buyer Agency Compensation: 2%

- 264 - Fontana area
- San Bernardino County
- Parcel # 0235011010000

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 • Duplex

List / Sold: **\$730,000/\$730,000**

11310 Wesley Ave • Pomona 91766

31 days on the market

**2 units • \$365,000/unit • 1,766 sqft • 7,860 sqft lot • \$413.36/sqft •
Built in 1964**

Listing ID: PW23180003

Between Wesley Ave & Grand Ave



Discover an enticing blend of investment potential and comfortable living in this extraordinary duplex. Whether you're on the hunt for a smart investment or a new place to call home, you simply can't afford to miss this incredible opportunity right in the heart of Pomona! Each unit features two spacious bedrooms, a well-maintained bathroom, a private laundry, private patio, and one-car garage parking. Whether you're an investor looking for dual income or a homeowner with a rental option, this property caters to both. The first unit greets you with a bright living area, recently painted neutral tones, and ceramic tile flooring leading to the upgraded kitchen with granite countertop & comfortable bedrooms boast hardwood-style flooring. Outside, you have endless possibilities – you can add additional unit. Conveniently located near shopping and dining, this opportunity won't last long – seize it today for your ideal Pomona investment or dream home!

Facts & Features

- Sold On 11/27/2023
- Original List Price of \$730,000
- 1 Buildings
- Levels: One
- 2 Total parking spaces
- \$374 (Estimated)
- Laundry: Gas & Electric Dryer Hookup, Washer Hookup
- \$32400 Gross Scheduled Income
- \$28812 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

Exterior

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

Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$732
- Cable TV: 02074332
- Gardener:
- Licenses:
- Insurance: \$0
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$1,055
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	1	Unfurnished	\$1,350	\$1,350	\$1,700
2:	1	2	1	1	Unfurnished	\$1,350	\$1,350	\$1,700

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
- Buyer Agency Compensation: 2%

- 687 - Pomona area
- San Bernardino County
- Parcel # 1013041040000

Michael Lembeck

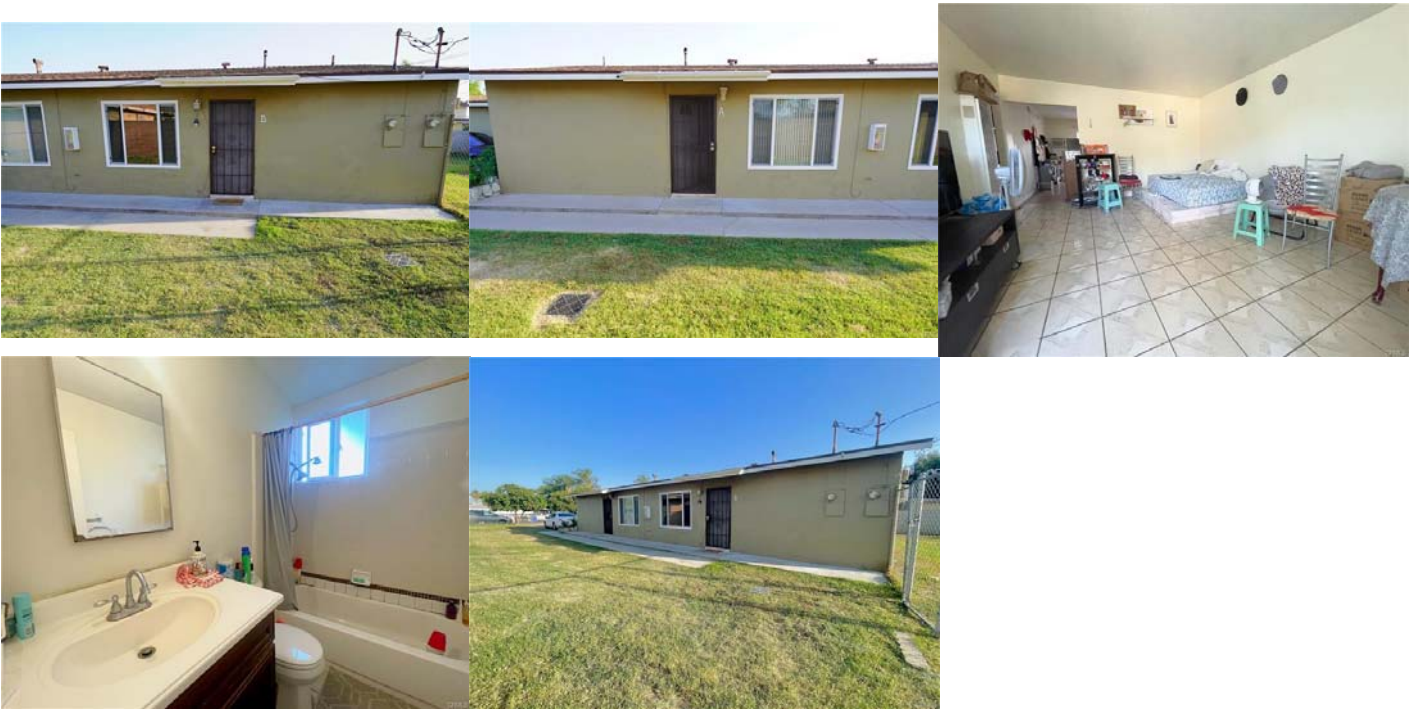
State License #: 01019397
Cell Phone: 714-742-3700

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: PW23180003

Printed: 12/03/2023 8:05:11 AM

Closed • Duplex

List / Sold: **\$290,000/\$300,000** ↑

835 E FREDRICKS St • Barstow 92311

3 days on the market

2 units • **\$145,000/unit** • **1,588 sqft** • **6,614 sqft lot** • **\$188.92/sqft** •
Built in 1953

Listing ID: IV23196415

Barstow Road to East Fredricks



TURNKEY FULLY REMODELED DUPLEX! This property features new exterior and interior paint, Vinyl double pane windows, New ceiling fans and Light fixtures, Waterproof Vinyl plank flooring throughout and carpet in the bedrooms, Upgraded Kitchens with Quartz countertops, New Black and Stainless Steel Appliances, New cabinets and New sinks. The bathrooms feature new shower/tub enclosures, new vanities and fixtures. 2 Car Garage with new garage door, Security screens on all entrances, 2 Separate laundry areas. Close to Historic Route 66 and the 15 Freeway, Quiet Neighborhood, Low Property Taxes and No HOA. A perfect opportunity to live in one unit and rent the other. Don't miss this amazing investment opportunity, this one will not last long!

Facts & Features

- Sold On 11/29/2023
- Original List Price of \$290,000
- 1 Buildings
- Levels: One
- 2 Total parking spaces
- Cooling: Evaporative Cooling
- Heating: Wall Furnace
- \$2,143 (Estimated)
- Laundry: In Garage, Outside
- \$31200 Gross Scheduled Income
- \$28300 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, Family Room, Kitchen
- Floor: Carpet, Vinyl
- Appliances: Disposal, Gas Oven, Gas Cooktop, Microwave, Water Heater
- Other Interior Features: Ceiling Fan(s), Open Floorplan, Quartz Counters

Exterior

- Lot Features: 2-5 Units/Acre, Front Yard, Lot 6500-9999
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Fencing: Chain Link
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$2,900
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$1,000
- Cable TV: 02014163
- Gardener:
- Licenses:
- Insurance: \$1,000
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$900
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	3	1	2	Unfurnished	\$1,400	\$1,400	\$1,400
2:	1	2	1	0	Unfurnished	\$1,200	\$1,200	\$1,200

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
- Buyer Agency Compensation: 2%

- BSTW - Barstow area
- San Bernardino County
- Parcel # 0181321150000

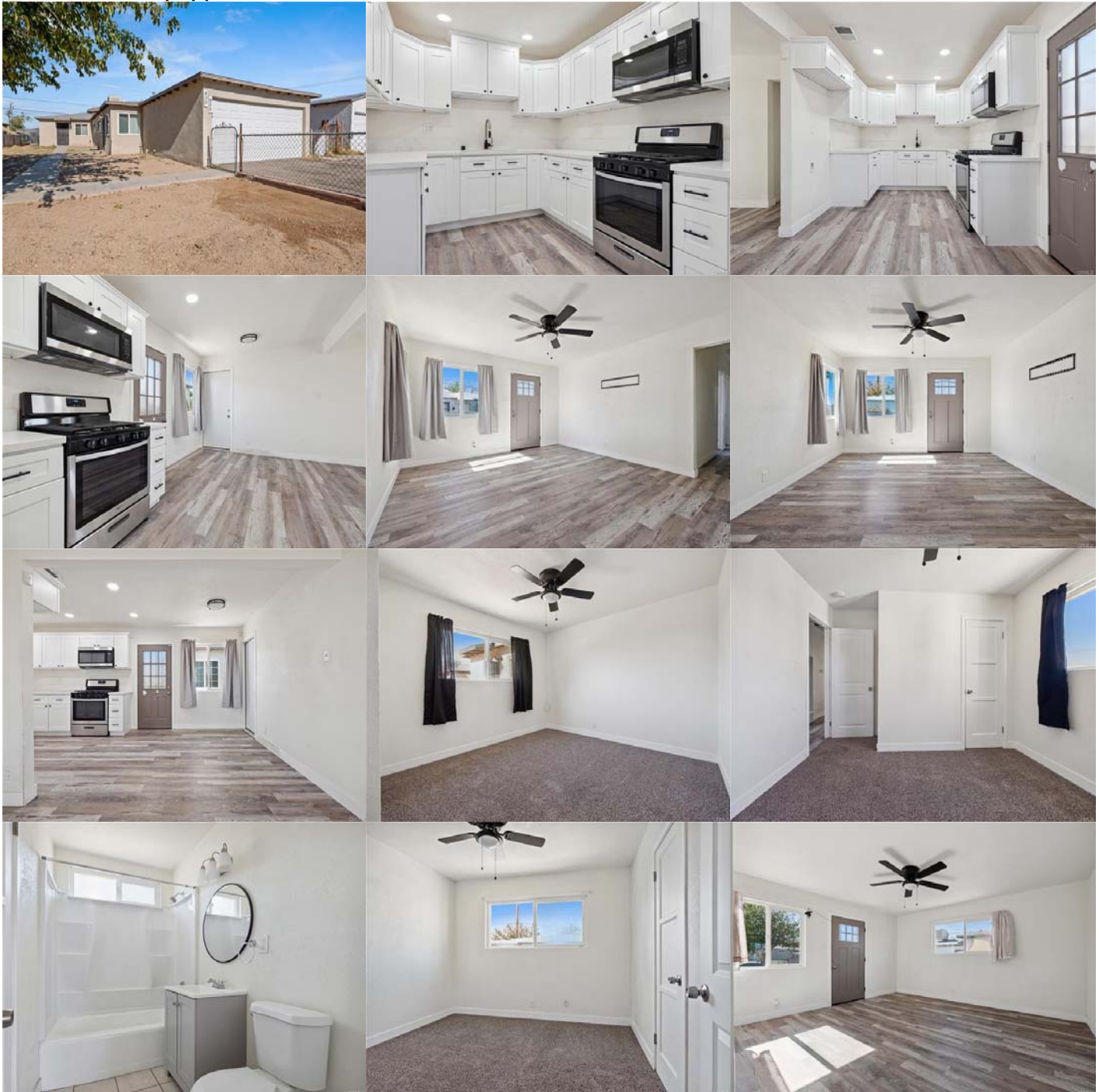
Michael Lembeck

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 •

List / Sold: **\$195,000/\$162,500** ↓

48601 Altair St # 0 • Barstow 92311

508 days on the market

**3 units • \$65,000/unit • 696 sqft • 1,699,275 sqft lot • \$233.48/sqft •
Built in 1986**

Listing ID: HD22037411

Head North n Fort Irwin Rd for approx 22 miles. Turn right onto paradise View Rd(dirt) follow it to Altair Rd and turn right. Dirt road takes you up to gate



Sitting along Fort Irwin Rd, not far from the training center, resides a beautiful 39-acre investment property. This property currently holds three dwelling units available to live, rent, or do with what you . Each unit is fully powered using electricity with the exception of the water heaters being fueled by propane. While only one carport is available, it does contain multiple storage sheds and 3 travel trailers with great serviceability for its next owner. So, what are you waiting for? This opportunity won't last long.

Facts & Features

- Sold On 11/28/2023
- Original List Price of \$275,000
- 3 Buildings
- Levels: One
- 1 Total parking spaces
- Cooling: Evaporative Cooling
- Heating: Electric, Propane
- \$1,555 (Estimated)
- Laundry: Outside
- \$2500 Gross Scheduled Income
- \$1500 Net Operating Income
- 3 electric meters available
- 0 gas meters available
- 0 water meters available

Interior

Exterior

- Lot Features: 36-40 Units/Acre
- Sewer: Conventional Septic

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01902736
- 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	1	1	0	Partially	\$550	\$550	\$0
2:	1	3	1	1	Partially	\$0	\$0	\$0

Of Units With:

- Separate Electric: 3
- Gas Meters: 0
- Water Meters: 0
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale
- Buyer Agency Compensation: 2.5%

- BSTW - Barstow area
- San Bernardino County
- Parcel # 0518181140000

Michael Lembeck

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

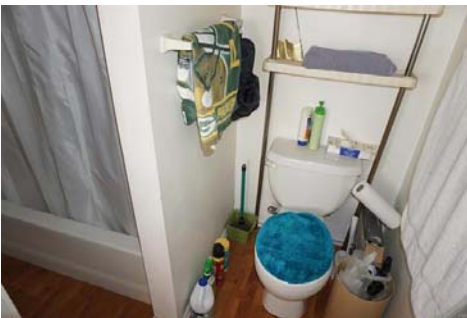
Re/Max Property Connection

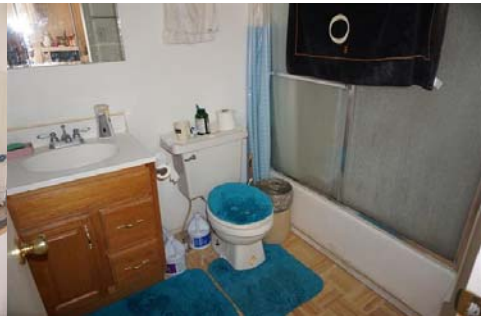
State License #: 01891031
26371 Crown Valley Pkwy, #180
Mission Viejo, 92691

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Closed • [Quadruplex](#)

List / Sold: **\$599,000/\$610,000** ↑

1342 Oak St • San Bernardino 92410

10 days on the market

4 units • **\$149,750/unit** • **2,520 sqft** • **6,250 sqft lot** • **\$242.06/sqft** •
Built in 1949

Listing ID: PW23144524

[See Goggle Maps](#)



GREAT OPPORTUNITY TO OWN THIS FOUR PLEX IN THE CITY OF SAN BERNARDINO. THE PROPERTY CONSIST OF TWO BUILDINGS, TWO DUPLEX. THE UNITS ARE MADE UP OF 1 BEDROOM AND 1 BATH, PLENTY OF PARKING SPACE, UNITS HAVE WALL AC UNITS, ALL OF THE UNITS HAVE WASHER AND DRYER HOOK UPS AND ONE OF THE BUILDINGS HAS A NEWER ROOF. THE PROPERTY IS WITHIN MINUTES TO LITTLE CREEK PARK, RICHARDSON MIDDLE SCHOOL, ARROYO VALLEY HIGH SCHOOL AND SAN BERNARDINO VALLEY COLLEGE.

Facts & Features

- Sold On 11/30/2023
- Original List Price of \$599,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Wall/Window Unit(s)
- \$1,391 (Estimated)
- Laundry: Outside
- \$45600 Gross Scheduled Income
- \$6868 Net Operating Income
- 4 electric meters available
- 4 gas meters available
- 4 water meters available

Interior

- Rooms: Kitchen, Living Room
- Other Interior Features: Unfurnished

Exterior

- Lot Features: Paved
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Fencing: Wood
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$6,868
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$2,016
- Cable TV: 01085506
- Gardener:
- Licenses:
- Insurance: \$2,500
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$2,352
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	1	1	0	Unfurnished	\$950	\$950	\$1,250
2:	1	1	1	0	Unfurnished	\$950	\$950	\$1,250
3:	1	1	1	0	Unfurnished	\$0	\$0	\$1,250
4:	1	1	1	0	Unfurnished	\$0	\$0	\$1,250

Of Units With:

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

- Dishwasher:
- Disposal:

- Wall AC:

Additional Information

- Standard sale
- Buyer Agency Compensation: 2%

- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0137123130000

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: PW23144524

Printed: 12/03/2023 8:05:20 AM

Closed • **Apartment**

List / Sold:

\$1,498,000/\$1,468,000 ↓

15860 Kasota Rd • Apple Valley 92307

96 days on the market

8 units • **\$187,250/unit** • **7,250 sqft** • **32,000 sqft lot** • **\$202.48/sqft** •
Built in 1983

Listing ID: **WS23110441**

HWY 18 go south on Kasota Road, Cross street from St. Mary's Medical center



8 Units Investment in a great location of Apple Valley, Surrounded by commercial business retail restaurant and Medical offices. Excellent location. Walking distance to all business retail stores and medical offices. All units with 2 bedroom and 1.5 baths, with private back yard. 4 units on each side. All units have been renovated and maintained completed fenced with an electric gate, the property has 6 garage and 15 parking space on front. Tenants could enjoy a lots of PALM TREES, PATIOS, AND NICE & BEAUTIFUL LANDSCAPING. This property is LAYOUT IS LIKE A PALM RESORT's area. Few units have remained for more than 2 decades with the same tenants. Most of tenants are stabilized they all love the location ! NOI NET OPERATING'S INCOME IS EASILY IMPROVED BY APPLYING THE CURRENT MARKET RENTS. This is a good investment property will not last long.

Facts & Features

- Sold On 11/30/2023
- Original List Price of \$1,780,000
- 3 Buildings
- Levels: One
- 18 Total parking spaces
- \$0 (Estimated)
- Laundry: Community
- \$113220 Gross Scheduled Income
- \$86423 Net Operating Income
- 9 electric meters available
- 8 gas meters available
- 1 water meters available

Interior

Exterior

- Lot Features: 0-1 Unit/Acre
- Fencing: Wrought Iron
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$26,797
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 00871018
- Gardener:
- Licenses:
- Insurance: \$0
- Maintenance:
- Workman's Comp:
- Professional Management: 0
- Water/Sewer: \$0
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	2	1	Unfurnished	\$792	\$792	\$1,850
2:	1	2	2	1	Unfurnished	\$990	\$990	\$1,600
3:	1	2	2	0	Unfurnished	\$0	\$0	\$1,600
4:	1	2	2	1	Unfurnished	\$1,400	\$1,400	\$1,600
5:	1	2	2	1	Unfurnished	\$1,045	\$1,045	\$1,600
6:	1	2	2	0	Unfurnished	\$1,400	\$1,400	\$1,600
7:	1	2	2	1	Unfurnished	\$998	\$998	\$1,600
8:	1	2	2	1	Unfurnished	\$990	\$990	\$1,600

Of Units With:

- Separate Electric: 9
- Gas Meters: 8
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale
- Buyer Agency Compensation: 1%
- APPV - Apple Valley area
- San Bernardino County
- Parcel # 0473112120000

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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