

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	Grg Spcs	Date	DOM/CDOM
1	532392	S	944 946 carson ST	BSTW		STD	2	\$15,600		\$200,000	\$128.53	1556	1954	8,509/0.2	2	04/26/21	18/18
2	CV21064296	S	631 S Willow AVE	RLT	272	STD	2	\$24,000		\$420,000	\$300.00	1400	1964/ASR	7,500/0.1722	1	04/29/21	12/12
3	CV21012144	S	1261 N D ST	SB	274	STD	2	\$31,080		\$415,000	\$152.41	2723	1925/ASR	7,500/0.1722	2	04/28/21	51/51
4	EV20188343	S	965 E 3rd ST	SB	274	STD	2	\$0		\$430,000	\$185.34	2320	1955/ASR	29,300/0.6726	0	04/28/21	182/182
5	CV21037122	S	944 Carson ST	BSTW	BSTW	STD	2	\$15,600		\$200,000	\$128.53	1556	1953/ASR	8,509/0.1953	2	04/26/21	18/18
6	DW20262356	S	361 W 16th ST	SB	274	STD	3	\$0		\$475,000	\$105.93	4484	1912/ASR	8,250/0.1894	0	04/26/21	69/69
7	CV21064324	S	918 S Palm AVE	ONT	686	STD	3	\$43,200		\$725,000	\$322.22	2250	1953/ASR	9,072/0.2083	1	04/30/21	8/8
8	TR21036351	S	12779 Pocomoke RD	APPV	APPV	STD	3	\$27,600		\$410,000	\$150.74	2720	1980/ASR	19,400/0.4454	3	04/29/21	19/19
9	CV21062583	S	188 E 11th ST	SB	274	STD	4	\$42,000		\$549,999	\$188.23	2922	1963/ASR	7,500/0.1722	0	04/30/21	10/10
10	JT20202823	S	20158 RIMROCK RD	APPV	APPV	STD	8	\$72,180		\$887,000	\$175.26	5061	1958/ASR	17,250/0.396	0	04/29/21	185/185
11	CV21014982	S	425 N 11th AVE	UPL	690	STD	13	\$173,515		\$2,700,000	\$286.47	9425	1952/ASR	14,416/0.3309	1	04/30/21	34/34
12	IG21022639	S	300 N 5th AVE #A-H	BSTW	BSTW	STD	16	\$0		\$650,000	\$177.74	3657	1967/ASR	14,220/0.3264	0	04/28/21	0/0

Closed •

List / Sold: **\$199,000/\$200,000** ↑

944 946 carson St • Barstow 92311

18 days on the market

**2 units • \$99,500/unit • 1,556 sqft • 8,509 sqft lot • \$128.53/sqft •
Built in 1954**

Listing ID: 532392

From main st. south on Muriel to corner of carson. Cross Street: muriel.



GREAT DUPLEX PROPERTY!! Both units are occupied and generating fair rental income. Units are well maintained. Each unit has 2 Bedrooms and 1 Bathroom of a total 1556 Sq Ft living space with attached two car garage, chain Fenced all around, front porch/patio, Minutes away from Parks, Schools, Barstow Hospital, Shopping Centers, I-15 and I-40 Freeway. Perfect for investor or 1st Time Home Buyers; Live in one unit and rent the other. Both units are rented, long term tenant, one unit pay \$550 and other one \$750. Rent is under fair market because of long term tenant. Rental market is hot. Please do not disturb tenants. Drive by only, offer subject to interior inspection. Selling Comments: repair request Association Amenities: None Lot Location Type: Standard LocationPAVE Model 14 # of Full Baths: 0 Model 15 # of Full Baths: 0 Model 1 # 1/2 Baths: 0 Model 2 # 1/2 Baths: 0 Model 3 # 1/2 Baths: 0 Model 4 # 1/2 Baths: 0 Model 5 # 1/2 Baths: 0 Model 6 # 1/2 Baths: 0 Model 7 # 1/2 Baths: 0 Model 8 # 1/2 Baths: 0 Model 9 # 1/2 Baths: 0 Model 10 # 1/2 Baths: 0 Model 11 # 1/2 Baths: 0 Model 12 # 1/2 Baths: 0 Model 13 # 1/2 Baths: 0 Model 14 # 1/2 Baths: 0 Model 15 # 1/2 Baths: 0 Model 14 Bedrooms: 0 Model 15 Bedrooms: 0 Model 14 # Of Units: 0 Model 14 # Of Units: 0 Model 1 # 1/4 Baths: 0 Model 2 # 1/4 Baths: 0 Model 3 # 1/4 Baths: 0 Model 4 # 1/4 Baths: 0 Model 5 # 1/4 Baths: 0 Model 6 # 1/4 Baths: 0 Model 7 # 1/4 Baths: 0 Model 8 # 1/4 Baths: 0 Model 9 # 1/4 Baths: 0 Model 10 # 1/4 Baths: 0 Model 11 # 1/4 Baths: 0 Model 12 # 1/4 Baths: 0 Model 13 # 1/4 Baths: 0 Model 14 # 1/4 Baths: 0 Model 15 # 1/4 Baths: 0 Model 14 Rent: 0.00 Model 15 Rent: 0.00 Model 1 SQFT: 0 Model 2 SQFT: 0 Model 3 SQFT: 0 Model 4 SQFT: 0 Model 5 SQFT: 0 Model 6 SQFT: 0 Model 7 SQFT: 0 Model 8 SQFT: 0 Model 9 SQFT: 0 Model 10 SQFT: 0 Model 11 SQFT: 0 Model 12 SQFT: 0 Model 13 SQFT: 0 Model 14 SQFT: 0 Model 15 SQFT: 0 Model 1 # 3/4 Baths: 0 Model 2 # 3/4 Baths: 0 Model 3 # 3/4 Baths: 0 Model 4 # 3/4 Baths: 0 Model 5 # 3/4 Baths: 0 Model 6 # 3/4 Baths: 0 Model 7 # 3/4 Baths: 0 Model 8 # 3/4 Baths: 0 Model 9 # 3/4 Baths: 0 Model 10 # 3/4 Baths: 0 Model 11 # 3/4 Baths: 0 Model 12 # 3/4 Baths: 0 Model 13 # 3/4 Baths: 0 Model 14 # 3/4 Baths: 0 Model 15 # 3/4 Baths: 0 Furnishings: None Patio: PTOPublic Sewer

Facts & Features

- Sold On 04/26/2021
- Original List Price of \$199,000
- 1 Buildings
- 2 Total parking spaces
- Cooling: Evaporative Cooling
- Heating: Natural Gas, Wall Furnace
- Laundry: In Garage
- \$15600 Gross Scheduled Income

Interior

- Floor: See Remarks
- Appliances: Oven

Exterior

- Lot Features: Paved
- Sewer: Sewer Paid

Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01356147
- Gardener:
- Licenses:
- Insurance: \$0
- Maintenance: \$0
- Workman's Comp:
- Professional Management: 0
- Water/Sewer:
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	0	2	1				\$550	
2:	0	2	1				\$750	
3:	0	0	0				\$0	
4:	0	0	0				\$0	
5:	0	0	0				\$0	
6:	0	0	0				\$0	
7:	0	0	0				\$0	
8:	0	0	0				\$0	
9:	0	0	0				\$0	
10:	0	0	0				\$0	
11:	0	0	0				\$0	
12:	0	0	0				\$0	
13:	0	0	0				\$0	

Of Units With:

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

Additional Information

- Standard sale
- San Bernardino County
- Parcel # 0183291700000

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: **\$399,900/\$420,000** ↑

631 S Willow Ave • Rialto 92376

12 days on the market

2 units • \$199,950/unit • 1,400 sqft • 7,500 sqft lot • \$300.00/sqft • Built in 1964

Listing ID: CV21064296

Willow & Bloomington Ave



Remodeled single story 3 bed 1 bath front unit with attached 1 car garage. Central HVAC. Remodeled kitchen with lots of cabinets and granite counter tops. Double pain windows, recessed lights, newer doors. Remodeled main bathroom, vanity with granite counter top, and tile floor. Carpet in bedrooms. **Attached separate entry and permitted 300 sq ft 1 bed 1 bath unit with kitchen and tile floors. Big backyard for entertaining with covered patio.

Facts & Features

- Sold On 04/29/2021
- Original List Price of \$399,900
- 1 Buildings
- Levels: One
- 1 Total parking spaces
- Heating: Central
- Laundry: Outside
- \$24000 Gross Scheduled Income
- \$19500 Net Operating Income
- 1 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

Exterior

- Lot Features: No Landscaping, Sprinkler System, Yard
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$4,500
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01985070
- Gardener:
- Licenses:
- Insurance: \$1,000
- 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	1	1	Unfurnished	\$1,700	\$1,700	\$1,800
2:	1	1	1	0	Unfurnished	\$700	\$700	\$800

Of Units With:

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

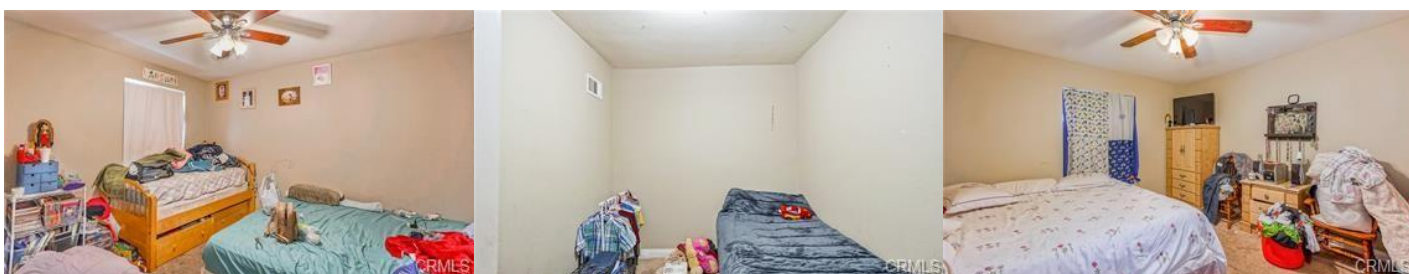
Additional Information

- Standard sale
- 272 - Rialto area
- San Bernardino County
- Parcel # 0131092040000

Michael Lembeck
State License #: 01019397
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Re/Max Property Connection
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26371 Crown Valley Pkwy, #180
Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: CV21064296

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Closed •

List / Sold: **\$399,999/\$415,000** ↑

1261 N D St • San Bernardino 92405

51 days on the market

**2 units • \$200,000/unit • 2,723 sqft • 7,500 sqft lot • \$152.41/sqft •
Built in 1925**

Listing ID: CV21012144

from the 215 FWY exit Base line St and go East and turn on D street and go North



BACK ON THE MARKET!!! This is an opportunity to own this great duplex with amazing income potential. This property features two huge units that are 2 bedroom and 1 bath each and are currently rented below market value***PROPERTY IS NOT BEING DELIVERED VACANT***. The downstairs unit features two large bedrooms, one bathroom, a large formal living room with a chimney, a formal dining room, kitchen with a breakfast nook and a laundry room. The upstairs unit features two large bedrooms, one bathroom, a large formal living room, formal dining room, a laundry room, and a bonus room. Both units are able to be converted to three bedrooms or have a bonus room. The property has a very large attic space that can also be converted to another bonus room that can be accessed by the upstairs unit. The property also features a large yard area behind the garage with rear street access and can be used for additional parking, possible ADU or additional structure, many possibilities. The property is sitting on a large lot with plenty of space for parking and other potential opportunities. There is a two car detached garage and a one car attached carport. This property shows amazing curb appeal and character. Don't miss out on this great opportunity.

Facts & Features

- Sold On 04/28/2021
- Original List Price of \$399,999
- 1 Buildings
- Levels: Two
- 11 Total parking spaces
- Cooling: Wall/Window Unit(s)
- Heating: Wall Furnace
- Laundry: Gas Dryer Hookup, Washer Hookup
- \$31080 Gross Scheduled Income
- \$23884 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

- Rooms: Attic, Bonus Room, Entry, Great Room, Kitchen, Laundry, Living Room, Walk-In Closet
- Other Interior Features: High Ceilings
- Floor: Laminate, Tile, Wood

Exterior

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

Annual Expenses

- Total Operating Expense: \$7,196
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$282
- Cable TV: 02041452
- Gardener:
- Licenses:
- Insurance: \$950
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$720
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	1	Unfurnished	\$1,300	\$1,300	\$1,400
2:	1	2	1	1	Unfurnished	\$1,490	\$1,490	\$1,600

Of Units With:

- Separate Electric: 2
- Drapes:

- Gas Meters: 2
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:

- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0145243040000

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: CV21012144

Printed: 05/02/2021 7:15:38 PM

Closed •

List / Sold: **\$449,000/\$430,000 ↓**

965 E 3rd St • San Bernardino 92410

182 days on the market

**2 units • \$224,500/unit • 2,320 sqft • 29,300 sqft lot • \$185.34/sqft •
Built in 1955**

Listing ID: EV20188343

West of Tippecanoe on south side of street.



965 & 967 E. 3rd St. Two houses and a HUGE storage building (approx. 2000 sq. ft.) plus several other outbuildings on this over half acre property. One house is currently rented offering 3 bedrooms, 2 bathrooms with it's own laundry. The 2nd house is a 4 bedroom 2 bath. This could possibly be a great location for a small landscaping company, repair shop, etc. Buyer's to verify land use and permits before close of escrow. Lots of potential here. Completely gates for privacy and security! Please adhere to all covid 19 guidelines. Cross reference MLS#EV20189307

Facts & Features

- Sold On 04/28/2021
- Original List Price of \$449,000
- 3 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Wall/Window Unit(s)
- Heating: Wall Furnace
- Laundry: See Remarks
- 0 electric meters available
- 0 gas meters available
- 0 water meters available

Interior

Exterior

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

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01908254
- 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	0	Unfurnished	\$1,050	\$1,050	\$0
2:	1	4	2	0	Unfurnished	\$0	\$0	\$0

Of Units With:

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

Additional Information

- Standard sale
- 274 - San Bernardino area

- San Bernardino County
- Parcel # 0279281510000

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: EV20188343

Printed: 05/02/2021 7:15:39 PM

Closed •

List / Sold: **\$199,000/\$200,000** ↑

944 Carson St • Barstow 92311

18 days on the market

**2 units • \$99,500/unit • 1,556 sqft • 8,509 sqft lot • \$128.53/sqft •
Built in 1953**

Listing ID: CV21037122

From main st. south on Muriel to corner of carson.



GREAT DUPLEX PROPERTY!! Both units are occupied and generating fair rental income. Units are well maintained. Each unit has 2 Bedrooms and 1 Bathroom of a total 1556 Sq Ft living space with attached two car garage, chain Fenced all around, front porch/patio, Minutes away from Parks, Schools, Barstow Hospital, Shopping Centers, I-15 and I-40 Freeway. Perfect for investor or 1st Time Home Buyers; Live in one unit and rent the other. Both units are rented, long term tenant, one unit pay \$550 and other one \$750. Rent is under fair market because of long term tenant. Rental market is hot. Please do not disturb tenants. Drive by only, offer subject to interior inspection.

Facts & Features

- Sold On 04/26/2021
- Original List Price of \$199,000
- 1 Buildings
- Levels: One
- 2 Total parking spaces
- Cooling: Evaporative Cooling
- Heating: Natural Gas
- Laundry: See Remarks
- \$15600 Gross Scheduled Income
- \$14000 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, See Remarks
- Floor: See Remarks
- Appliances: Gas Oven

Exterior

- Lot Features: 0-1 Unit/Acre
- Fencing: Chain Link
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01356147
- 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	\$550	\$6,600	\$0
2:	1	2	1	1	Unfurnished	\$750	\$9,000	\$0

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

- BSTW - Barstow area
- San Bernardino County
- Parcel # 0183291700000

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: CV21037122

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Closed • **Triplex**

List / Sold: **\$435,000/\$475,000** ↑

361 W 16th St • **San Bernardino 92405**

69 days on the market

3 units • **\$145,000/unit** • **4,484 sqft** • **8,250 sqft lot** • **\$105.93/sqft** •
Built in 1912

Listing ID: DW20262356

Cross Streets: W/Arrowhead N/Magnolia



LIVE IN ONE AND RENT THE OTHER TWO! OFFSET YOUR MORTGAGE PAYMENT! This property has three houses on a lot. Awesome Investment Opportunity! This property and 3 Units - 1st unit is a 3 bed 2 bath and the back 2 units are 1 bed 1 bath each. 3 bedroom has washer and dryer hookups and central AC. Well maintained and close to Freeways and shopping areas. Two units are currently on a on a month to month other 1 bedroom vacant. Front house has a full fenced yard. Opportunity for first time home buyer, business owner or experienced investor. This is an affordable opportunity that doesn't come around too often. Don't miss it!

Facts & Features

- Sold On 04/26/2021
- Original List Price of \$435,000
- 3 Buildings
- Levels: Two
- 4 Total parking spaces
- Cooling: Central Air, Wall/Window Unit(s)
- Heating: Central, Wall Furnace
- Laundry: Gas Dryer Hookup, Washer Hookup
- 3 electric meters available
- 3 gas meters available
- 1 water meters available

Interior

- Floor: Tile, Wood

Exterior

- Lot Features: 0-1 Unit/Acre
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV: 00338699
- Gardener:
- Licenses:
- Insurance: \$1,200
- 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	0	Unfurnished	\$1,485	\$1,485	\$1,850
2:	1	1	1	0	Unfurnished	\$800	\$800	\$950
3:	1	1	1	0	Unfurnished	\$0	\$0	\$950

Of Units With:

- Separate Electric: 3
- Gas Meters: 3
- Water Meters: 1
- Carpet:
- Dishwasher:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC: 1

- Disposal:

Additional Information

- Standard sale
- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0145143220000

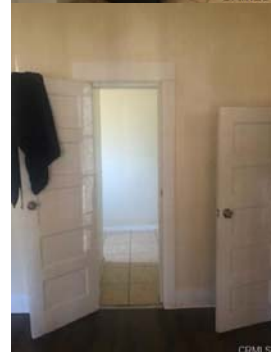
Michael Lembeck

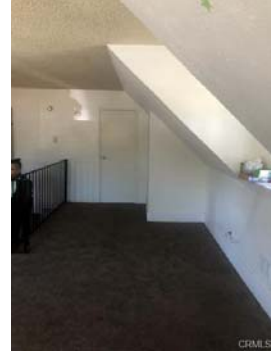
State License #: 01019397
Cell Phone: 714-742-3700

Re/Max Property Connection

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

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Closed •

List / Sold: **\$719,900/\$725,000** ↑

918 S Palm Ave • Ontario 91762

8 days on the market

3 units • **\$239,967/unit** • **2,250 sqft** • **9,072 sqft lot** • **\$322.22/sqft** •
Built in 1953

Listing ID: CV21064324

Mission & Palm



Triplex on a large corner lot consisting of a Single family residence and a duplex all with great backyards you don't see in most rentals. The house is remodeled with 2 Bedroom, 1 bathroom with option for 3rd Bedroom or Office. Central Heating and Air. Large Backyard with 1 car detached garage. Interior Laundry. The duplex building are identical 1 bed 1 bath homes with kitchen and living room.

Facts & Features

- Sold On 04/30/2021
- Original List Price of \$719,900
- 2 Buildings
- 1 Total parking spaces
- Cooling: Central Air
- Heating: Central, Wall Furnace
- Laundry: Inside
- \$43200 Gross Scheduled Income
- \$28500 Net Operating Income
- 3 electric meters available
- 3 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, Living Room

Exterior

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

Annual Expenses

- Total Operating Expense: \$14,700
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV:
- Gardener:
- Licenses:
- Insurance: \$1,800
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$4,500
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	1	1	0	Unfurnished	\$900	\$900	\$1,200
2:	1	1	1	0	Unfurnished	\$900	\$900	\$1,200
3:	1	2	1	1	Unfurnished	\$1,800	\$1,800	\$2,000

Of Units With:

- Separate Electric: 3
- Gas Meters: 3
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale
- 686 - Ontario area

- San Bernardino County
- Parcel # 1049334170000

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: CV21064324

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Closed • **Triplex**

List / Sold: **\$410,000/\$410,000** ↑

12779 Pocomoke Rd • Apple Valley 92308

19 days on the market

3 units • **\$136,667/unit** • **2,720 sqft** • **19,400 sqft lot** • **\$150.74/sqft** •
Built in 1980

Listing ID: TR21036351

Fwy#15 to bear valley East and left on Kiowa and right at sitting bull Rd and right to Pocomoke RD



Back on Market Monday night, Escrow cancelled, Single story nice looking Triplex, All are 2 bedrooms and 1 full bath, Approx. 900 Sqft each unit, Living Room, all tenants stayed for 10 years, 1 car garage attached, private back yard, Very nice area and good schools, Quiet, All units have A/C and Coolers, Dumpster on premise, large lot, all fenced w/ wood and chain-links front. Don't disturb tenants at any time, 1031 Exchange with No buyer expense, make appt to show.

Facts & Features

- Sold On 04/29/2021
- Original List Price of \$399,900
- 1 Buildings
- Levels: One
- 3 Total parking spaces
- Laundry: In Garage
- \$27600 Gross Scheduled Income
- \$20725 Net Operating Income
- 3 electric meters available
- 3 gas meters available
- 0 water meters available

Interior

Exterior

- Lot Features: Back Yard, Lot 10000-19999 Sqft, Rectangular Lot, Yard
- Sewer: Septic Type Unknown

Annual Expenses

- Total Operating Expense: \$6,875
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement: \$0
- Trash: \$600
- Cable TV:
- Gardener:
- Licenses:
- Insurance: \$2,206
- Maintenance:
- Workman's Comp: \$0
- Professional Management: 0
- Water/Sewer: \$1,200
- Other Expense: \$842
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	1	Unfurnished	\$800	\$800	\$1,000
2:	1	2	1	1	Unfurnished	\$800	\$800	\$1,000
3:	1	2	1	1	Unfurnished	\$700	\$700	\$1,000

Of Units With:

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

Additional Information

- Standard sale
- APPV - Apple Valley area

- San Bernardino County
- Parcel # 3087428060000

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: TR21036351

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Closed •

List / Sold: **\$549,999/\$549,999**

188 E 11th St • San Bernardino 92410

10 days on the market

**4 units • \$137,500/unit • 2,922 sqft • 7,500 sqft lot • \$188.23/sqft •
Built in 1963**

Listing ID: CV21062583

see map



WOW!!!!Check out this great investment property.. Clean 4 unit apartment building centrally located in the city of San Bernardino. Units are located amongst mostly single family residence .. This building is comprised of Two units that are 2 bedrooms 1 bath and another Two units that are 1 bedroom 1 bath. All units have their own washer dryer hook ups inside each unit .. Property is fully gated with gated parking in rear of building as well.. All units are fully occupied with long term tenants. Units very Low maintenance Property . Each units has its own separate gas and electric meters .. Great Investment opportunity. This is a must see !!!!

Facts & Features

- Sold On 04/30/2021
- Original List Price of \$549,999
- 1 Buildings
- 0 Total parking spaces
- Cooling: Wall/Window Unit(s)
- Laundry: Inside
- \$42000 Gross Scheduled Income
- \$38400 Net Operating Income
- 4 electric meters available
- 4 gas meters available
- 1 water meters available

Interior

Exterior

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

Annual Expenses

- Total Operating Expense: \$9,950
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$1,800
- Cable TV:
- Gardener:
- Licenses:
- Insurance: \$1,800
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$1,800
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	1	Unfurnished	\$950	\$950	\$1,100
2:	1	2	1	1	Unfurnished	\$950	\$950	\$1,100
3:	1	1	1	1	Unfurnished	\$800	\$800	\$925
4:	1	1	1	1	Unfurnished	\$800	\$800	\$925

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
- Parcel # 0140082150000

Michael Lembeck

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Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: CV21062583

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Closed • **Commercial/Residential**

List / Sold: **\$899,000/\$887,000** ↓

20158 RIMROCK Rd • Apple Valley 92307

185 days on the market

8 units • **\$112,375/unit** • **5,061 sqft** • **17,250 sqft lot** • **\$175.26/sqft** •
Built in 1958

Listing ID: JT20202823

CA-18 to Rancherias Rd North; to Rimrock Rd East; to 20158 on left side.



Very nice, centrally located 8-unit apartment building in the Mountain Vista area. Fully occupied with long-term good Renters. Well-maintained, air-conditioned complex with six of 8 units completely remodeled. Electrical, Plumbing, and Windows upgraded. Tree shaded interior courtyard. 6- 1 bedroom/1 bath units; 1- 2 bedroom/2 bath 2-story unit; 1 Studio unit. Surrounding neighborhood of newer very nice large 3-car garage homes. ****DRIVE BY ONLY**DO NOT DISTURB TENANTS****

Facts & Features

- Sold On 04/29/2021
- Original List Price of \$920,000
- 3 Buildings
- 9 Total parking spaces
- Cooling: Wall/Window Unit(s), Evaporative Cooling
- Heating: Wall Furnace, Natural Gas
- \$72180 Gross Scheduled Income
- \$49380 Net Operating Income
- 8 electric meters available
- 8 gas meters available
- 1 water meters available

Interior

- Floor: Carpet, Tile, Vinyl
- Appliances: Gas Range
- Other Interior Features: Unfurnished

Exterior

- Lot Features: Level with Street, Rectangular Lot
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$22,800
- Insurance: \$2,700
- Electric:
- Maintenance:
- Gas:
- Workman's Comp:
- Furniture Replacement:
- Professional Management: 3600
- Trash: \$1,520
- Water/Sewer: \$3,040
- Cable TV: 00338699
- Other Expense:
- Gardener:
- Other Expense Description:
- Licenses:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	2	0	Unfurnished	\$995	\$995	\$995
2:	2	1	1	0	Unfurnished	\$750	\$1,500	\$1,590
3:	1	1	1	0	Unfurnished	\$795	\$795	\$795
4:	1	1	1	0	Unfurnished	\$700	\$700	\$795
5:	1	1	1	0	Unfurnished	\$675	\$675	\$795
6:	1	0	1	0	Unfurnished	\$600	\$600	\$650
7:	1	1	1	0	Unfurnished	\$850	\$850	\$850

Of Units With:

- Separate Electric: 8
- Gas Meters: 8
- Water Meters: 1
- Drapes:
- Patio:
- Ranges:

- Carpet:
- Dishwasher:
- Disposal:

- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- APPV - Apple Valley area
- San Bernardino County
- Parcel # 0441251180000

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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CUSTOMER FULL: Residential Income LISTING ID: JT20202823

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Closed •

List / Sold:

\$2,780,000/\$2,700,000 ↓

34 days on the market

Listing ID: CV21014982

425 N 11th Ave • Upland 91786

**13 units • \$213,846/unit • 9,425 sqft • 14,416 sqft lot • \$286.47/sqft •
Built in 1952**

East of E Arrow, North of E Washington Blvd.



Professionally managed, well maintained 13 unit apartment complex in a mostly single family residential neighborhood. Great location near the city hall, library, and downtown Upland. The complex building has a great unit mix of 5 2br/1ba, including one front house unit, and 8 1br/1ba units. The front unit has its own garage and driveway for 2 cars and laundry hook ups, the other units have reserved carports. There is an onsite coin laundry facility. All units are currently rented with long term tenants with lots of upside on rent. This is a rare opportunity to own an excellent investment property in a great neighborhood.

Facts & Features

- Sold On 04/30/2021
- Original List Price of \$2,780,000
- 2 Buildings
- Levels: Two
- 13 Total parking spaces
- Laundry: Common Area
- \$173515 Gross Scheduled Income
- \$122419 Net Operating Income
- 13 electric meters available
- 13 gas meters available
- 1 water meters available

Interior

Exterior

- Lot Features: Front Yard
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$51,096
- Electric: \$534.95
- Gas: \$635
- Furniture Replacement:
- Trash: \$4,166
- Cable TV: 00338699
- Gardener:
- Licenses:
- Insurance: \$3,300
- Maintenance: \$1,880
- Workman's Comp:
- Professional Management: 0
- Water/Sewer: \$6,137
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	1	Unfurnished	\$1,649	\$1,649	\$2,000
2:	4	2	1	0	Unfurnished	\$1,396	\$5,584	\$1,700
3:	8	1	1	0	Unfurnished	\$1,031	\$8,248	\$1,500

Of Units With:

- Separate Electric: 13
- Gas Meters: 13
- Water Meters: 1
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale

- 690 - Upland area
- San Bernardino County
- Parcel # 1046441030000

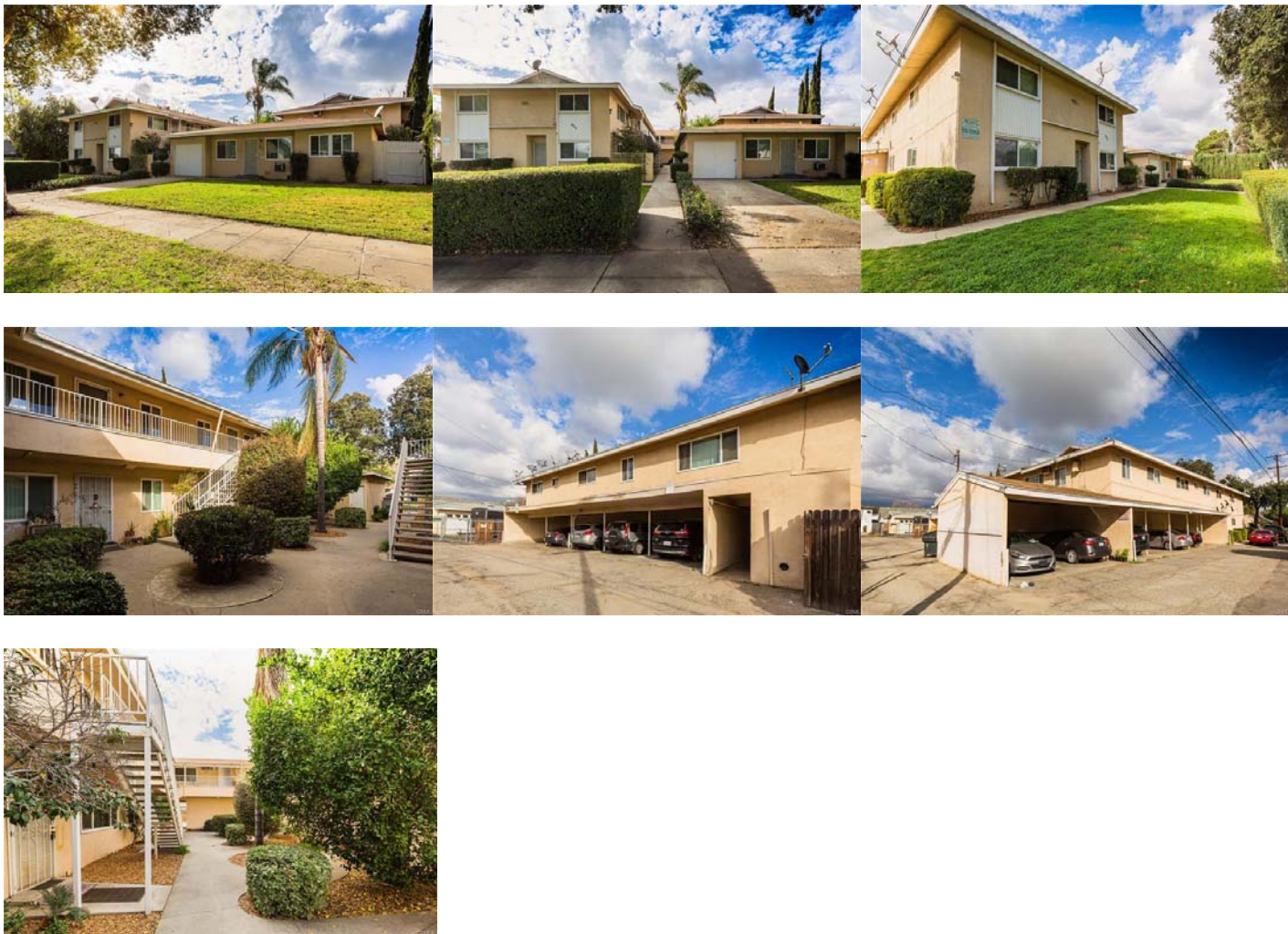
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Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: CV21014982

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Closed •

List / Sold: **\$888,888/\$650,000 ↓**

300 N 5th Ave # A-H • Barstow 92311

0 days on the market

**16 units • \$55,556/unit • 3,657 sqft • 14,220 sqft lot • \$177.74/sqft •
Built in 1967**

Listing ID: IG21022639

Major Cross Street --- N 3rd Ave.



A complete rehab project. An absolute great opportunity to bring 16 individual units to living standards. Own a small community of your own. This could be a great masterpiece of ownership. Offering 8 studios - 1) one bedroom 2) Two bedrooms 5) 3 bedrooms all with one bath. Also, the SELLER IS WILLING TO CARRY THE NOTE!!!!

Facts & Features

- Sold On 04/28/2021
- Original List Price of \$888,888
- 16 Buildings
- 0 Total parking spaces
- 16 electric meters available
- 10 gas meters available
- 3 water meters available

Interior

Exterior

- Lot Features: No Landscaping, Up Slope from Street
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$4,000
- Electric:
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 00965994
- Gardener:
- Licenses:
- Insurance: \$1,800
- 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:	8	0	1	0	Unfurnished	\$500	\$500	\$600
2:	1	1	1	0	Unfurnished	\$550	\$550	\$720
3:	2	2	1	0	Unfurnished	\$0	\$0	\$785
4:	5	3	1	0	Unfurnished	\$0	\$0	\$850

Of Units With:

- Separate Electric: 16
- Gas Meters: 10
- Water Meters: 3
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

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

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Re/Max Property Connection
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Mission Viejo, 92691

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