

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	QC23143480	S	11222 Exeter ST	LOML	267	STD	2	\$0		\$725,000 ↓	\$363.96	1992	1963/ASR	7,271/0.1669	N	2	09/26/23	20/20
2	EV22190082	S	16837 Tracy ST	VTVL	VIC	STD	2	\$26,400		\$250,000 ↓	\$159.44	1568	1948/ASR	8,120/0.1864	N	2	09/29/23	144/144
3	HD23134016	S	903 Mockingbird RD	WRIW	WRWD	STD	2	\$24,693		\$402,000 ↓	\$279.17	1440	1975/ASR	9,450/0.2169	N	0	09/25/23	38/38
4	WS23154648	S	3732 Placentia CT	CH	681	STD	3	\$0		\$1,080,000 ↓	\$771.43	1400	1956/APP	47,916/1.1	N	0	09/25/23	13/13
5	IV23134575	S	13089 Lakota RD	APPV	APPV	STD	3	\$32,940		\$585,000 ↓	\$186.42	3138	1988/ASR	23,100/0.5303	N	6	09/27/23	27/27
6	RS23159525	S	18626 Cocqui RD	APPV	APPV	STD	3	\$62,400		\$650,000 ↓	\$260.42	2496	1987/ASR	27,800/0.6382	N	0	09/25/23	4/4
7	SR23166454	S	571 W 14th ST	SB	274	STD,TRUS	6	\$5,700		\$890,000 ↓	\$217.07	4100	1964/PUB	7,500/0.1722	N	6	09/28/23	0/0

Closed • **Duplex**

List / Sold: **\$725,000/\$725,000** ↓

11222 Exeter St • Loma Linda 92354

20 days on the market

2 units • **\$362,500/unit** • **1,992 sqft** • **7,271 sqft lot** • **\$363.96/sqft** •
Built in 1963

Listing ID: OC23143480

Please refer to GPS for directions.



Welcome home to this captivating and recently renovated duplex nestled in the sought-after Loma Linda neighborhood. Located at 11222 Exeter Street, this exceptional property showcases two units within 1,992 sq ft and each with 2 bedrooms and 1 bathroom, making it perfect for both homeowners and investors. Step inside and be greeted by the stunning and modern kitchen, boasting stainless steel appliances, elegant marble design countertops, and an open layout that seamlessly connects to the dining room and living room. Recently renovated, this duplex features new waterproof vinyl floors, baseboards, kitchen cabinetry, bathroom vanity, laundry cabinets, paint, and ceiling fans, providing a fresh and contemporary look. Come by and take a look at this captivating duplex in Loma Linda.

Facts & Features

- Sold On 09/26/2023
- Original List Price of \$875,000
- 1 Buildings
- Levels: One
- 2 Total parking spaces
- Cooling: Central Air
- Heating: Central
- \$1,685 (Estimated)
- Laundry: Inside
- 1 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

- Rooms: All Bedrooms Down, Family Room, Kitchen, Laundry, Living Room
- Floor: Vinyl
- Other Interior Features: Granite Counters, Open Floorplan

Exterior

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

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01986350
- Gardener:
- Licenses:
- Insurance: \$0
- 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	2	1	1	Unfurnished	\$0	\$2,300	\$0
2:	1	2	1	1	Furnished	\$0	\$1,800	\$0

Of Units With:

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

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

- Ranges:
- Refrigerator:
- Wall AC:

Additional Information

- Standard sale
- Buyer Agency Compensation: 1.5%

- 267 - Loma Linda area
- San Bernardino County
- Parcel # 0284132090000

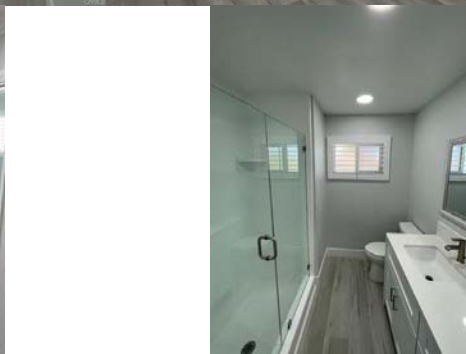
Michael Lembeck

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: **\$250,000/\$250,000** ↓

16837 Tracy St • Victorville 92395

144 days on the market

**2 units • \$125,000/unit • 1,568 sqft • 8,120 sqft lot • \$159.44/sqft •
Built in 1948**

Listing ID: EV22190082

From Hesperia Road coming North, turn left on Tracy St Left hand side .



BACK ON THE MARKET!!! !!investment opportunity !!!! TWO UNITS IN ONE LOT! !First unit features 1 bedroom 1 bath with a cover patio that can be used as a bedroom. Combined living space is 1568 . Second unit in the back features 2 bedroom 1 1/2 bath with a bonus room. Units Built 1948 .Lot size 8120 Close to Victor valley Hospital, Park, hospital, and shopping centers. UNITS ARE VACANT and ready to show!!!Flip opportunity.

Facts & Features

- Sold On 09/29/2023
- Original List Price of \$340,000
- 2 Buildings
- Levels: One
- 4 Total parking spaces
- \$0 (Assessor)
- \$26400 Gross Scheduled Income
- \$20860 Net Operating Income
- 1 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

Exterior

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

Annual Expenses

- Total Operating Expense: \$5,540
- Electric: \$2,160.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$540
- Cable TV: 02148178
- Gardener:
- Licenses:
- Insurance: \$1,400
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$1,440
- Other Expense:
- Other Expense Description:

Unit Details

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

Of Units With:

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

Additional Information

- Standard sale
- Buyer Agency Compensation: 1%
- VIC - Victorville area
- San Bernardino County

• Parcel # 0477072050000

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



CUSTOMER FULL: Residential Income LISTING ID: EV22190082

Printed: 10/01/2023 2:41:51 PM

Closed • **Single Family Residence**

List / Sold: **\$425,000/\$402,000** ↓

903 Mockingbird Rd • Wrightwood 92397

38 days on the market

**2 units • \$212,500/unit • 1,440 sqft • 9,450 sqft lot • \$279.17/sqft •
Built in 1975**

Listing ID: HD23134016

Hwy 2, Turn On Spruce, Right On Oriole, Left On Acorn, Right On Mockingbird. PIQ On Left Hand Side



Don't miss out on this amazing opportunity! You can use this home as a single-family home with a guest suite or take up the opportunity to make it an income property! This beautiful home has been well taken care of and it shows. It sits on a nice quiet private road, nestled in a secluded part of Wrightwood. Upstairs has its own private porch, 2 bedrooms, 1 remodeled bathroom, an open concept kitchen and a walk-in laundry room. Located on the lower level is the third bedroom, 3/4 bath, a kitchenette and laundry area. Both upstairs and downstairs have their own fireplaces in the living room and their own entrances. There is a beautiful private deck off the upstairs kitchen to take in all the beautiful scenic views and there is also a private back patio! So many opportunities! Don't miss your chance!

Facts & Features

- Sold On 09/25/2023
- Original List Price of \$439,500
- 1 Buildings
- Levels: Two
- 0 Total parking spaces
- Heating: Forced Air
- \$297 (Estimated)
- Laundry: Dryer Included, Inside, Upper Level, See Remarks, Stackable, Washer Included
- \$24693 Gross Scheduled Income
- \$11414 Net Operating Income
- 1 electric meters available
- 1 gas meters available
- 1 water meters available

Interior

- Rooms: Family Room, Guest/Maid's Quarters, Kitchen, Laundry, Main Floor Bedroom, Walk-In Pantry
- Floor: Carpet, Laminate, Tile
- Appliances: Electric Range, Disposal, Gas Oven, Gas Range, Refrigerator
- Other Interior Features: Balcony, Ceiling Fan(s), Living Room Balcony, Pantry

Exterior

- Lot Features: 0-1 Unit/Acre, Landscaped, Irregular Lot, Paved, Treed Lot, Up Slope from Street
- Security Features: Carbon Monoxide Detector(s), Smoke Detector(s)
- Fencing: Chain Link
- Sewer: Conventional Septic

Annual Expenses

- Total Operating Expense: \$13,279
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$364
- Cable TV: 01098558
- Gardener:
- Licenses:
- Insurance: \$2,758
- 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	1	1	0	Unfurnished	\$1,450	\$1,450	\$1,450
2:	1	1	1	0	Unfurnished	\$1,150	\$1,150	\$1,150

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
- Rent Controlled
- Buyer Agency Compensation: 2.5%

- WRWD - Wrightwood area
- San Bernardino County
- Parcel # 0355061630000

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 • **Commercial/Residential**

List / Sold:

\$1,150,000/\$1,080,000 ↓

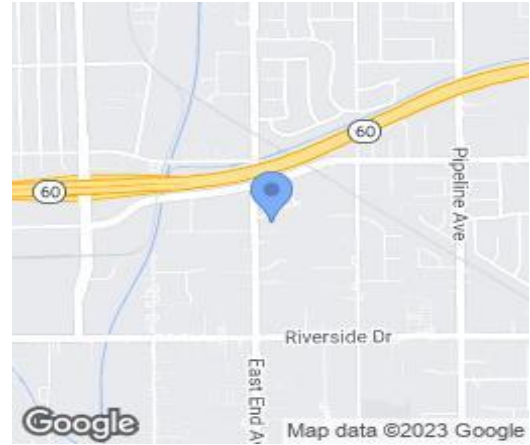
13 days on the market

3732 Placentia Ct • Chino 91710

**3 units • \$383,333/unit • 1,400 sqft • 47,916 sqft lot • \$771.43/sqft •
Built in 1956**

Listing ID: WS23154648

60 Fwy exit at S Reservoir St, south to Walnut go east, south on East End Ave, turn East on Placentia Ct.



This property needs correction cited by the city. Huge lot 47,916 Square feet. (1.1 Acre) with one big house Five bedrooms, one attached individual entrance one bedroom, one separate two bedroom unit. Appliances included. Sola panel installed, all tankless hot water heater. Located south east corner of 60 FWY and 71 FWY. Freeway access within 5 minutes. Great development opportunity. Buyer need to verify All information on his/her own.

Facts & Features

- Sold On 09/25/2023
- Original List Price of \$1,150,000
- 2 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Central Air
- Heating: Central, Solar
- \$1,047 (Estimated)
- Laundry: See Remarks
- 3 electric meters available
- 3 gas meters available
- 3 water meters available

Interior

- Rooms: Kitchen, Laundry, Main Floor Bedroom
- Appliances: Gas & Electric Range
- Other Interior Features: In-Law Floorplan, Recessed Lighting

Exterior

- Lot Features: 2-5 Units/Acre, Corner Lot, Front Yard
- Fencing: Needs Repair
- Sewer: Septic Type Unknown

Annual Expenses

- Total Operating Expense: \$0
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01812614
- 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	5	4	0	Unfurnished	\$0	\$0	\$3,395
2:	1	1	1	0	Unfurnished	\$0	\$0	\$2,156
3:	1	2	2	0	Unfurnished	\$0	\$0	\$1,728

Of Units With:

- Separate Electric: 3
- Gas Meters: 3
- Water Meters: 3
- Carpet:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:

- Dishwasher:
- Disposal:

- Wall AC:

Additional Information

- Standard sale
- Rent Controlled
- Buyer Agency Compensation: 2.5%

- 681 - Chino area
- San Bernardino County
- Parcel # 1016322040000

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



CUSTOMER FULL: Residential Income LISTING ID: WS23154648

Printed: 10/01/2023 2:41:54 PM

Closed • **Triplex**

List / Sold: **\$575,000/\$585,000** ↓

13089 Lakota Rd • Apple Valley 92308

27 days on the market

3 units • **\$191,667/unit** • **3,138 sqft** • **23,100 sqft lot** • **\$186.42/sqft** •
Built in 1988

Listing ID: IV23134575

Bear Valley Rd to Kiowa North to Teton East to PIQ



Beautiful Apple Valley Triplex Great for investor or owner occupant. All units have an attached 2 car garage with new doors and washer & dryer hookups.

Facts & Features

- Sold On 09/27/2023
- Original List Price of \$695,000
- 1 Buildings
- Levels: One
- 6 Total parking spaces
- 0 Total carport spaces
- Cooling: Central Air
- Heating: Central
- \$743 (Estimated)
- Laundry: In Garage
- \$32940 Gross Scheduled Income
- \$28785 Net Operating Income
- 3 electric meters available
- 3 gas meters available
- 3 water meters available

Interior

Exterior

- Lot Features: Landscaped
- Fencing: Wood
- Sewer: Conventional Septic

Annual Expenses

- Total Operating Expense: \$4,155
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$1,200
- Cable TV: 00556252
- Gardener:
- Licenses: 105
- Insurance: \$2,000
- Maintenance:
- Workman's Comp: \$0
- 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	1	2	Unfurnished	\$711	\$8,532	\$1,600
2:	1	2	1	2	Unfurnished	\$1,030	\$12,360	\$1,600
3:	1	2	1	2	Unfurnished	\$1,004	\$12,048	\$1,600

Of Units With:

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

Additional Information

- Standard sale
- Buyer Agency Compensation: 2%

- APPV - Apple Valley area
- San Bernardino County
- Parcel # 3087288100000

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 • **Triplex**

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

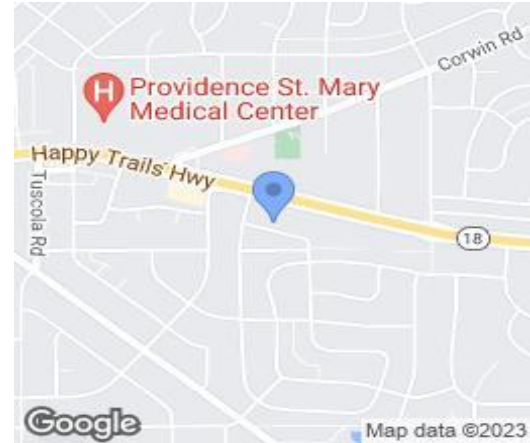
18626 Cocqui Rd • Apple Valley 92307

4 days on the market

**3 units • \$216,667/unit • 2,496 sqft • 27,800 sqft lot • \$260.42/sqft •
Built in 1987**

Listing ID: RS23159525

Take 18 East from, 15 FWY. Right on Mondamon Rd, Left on Outer Hwy, Right on Pohez Rd, and Left on Cocqui Road.



POSITIVE CASH FLOWING PROPERTY. COMPLETELY REMODELED IN THE INSIDE, ALL TENANTS HAVE A CURRENT LEASE AT \$1,750 A MONTH. ELIGIBLE FOR RENT INCREASE AT LEASE RENEWAL. This is an absolute rare opportunity in todays market. This property has a huge lot, and potential to build additional units. .64 Acres. THIS PROPERTY WILL NOT LAST.

Facts & Features

- Sold On 09/25/2023
- Original List Price of \$650,000
- 1 Buildings
- Levels: One
- 0 Total parking spaces
- Cooling: Central Air
- Heating: Central
- \$750 (Estimated)
- Laundry: Gas Dryer Hookup, See Remarks, Washer Hookup
- \$62400 Gross Scheduled Income
- \$51825 Net Operating Income
- 3 electric meters available
- 3 gas meters available
- 0 water meters available

Interior

Exterior

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

Annual Expenses

- Total Operating Expense: \$10,575
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$1,700
- Cable TV: 02180708
- Gardener:
- Licenses:
- Insurance: \$1,100
- Maintenance:
- Workman's Comp:
- Professional Management: 1750
- Water/Sewer: \$2,400
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	1	2	1	0	Unfurnished	\$1,750	\$1,750	\$1,850
2:	1	2	1	0	Unfurnished	\$1,750	\$1,750	\$1,850
3:	1	2	1	0	Unfurnished	\$1,750	\$1,750	\$1,850

Of Units With:

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

Additional Information

- Standard sale
- Buyer Agency Compensation: 2%

- APPV - Apple Valley area
- San Bernardino County
- Parcel # 0473082060000

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 • **Apartment**

List / Sold: **\$924,900/\$890,000** ↓

571 W 14th St • San Bernardino 92405

0 days on the market

6 units • **\$154,150/unit** • **4,100 sqft** • **7,500 sqft lot** • **\$217.07/sqft** •
Built in 1964

Listing ID: SR23166454

W Baseline St to N F st. to W 14th St.



Facts & Features

- Sold On 09/28/2023
- Original List Price of \$924,900
- 1 Buildings
- Levels: Two
- 6 Total parking spaces
- Cooling: Central Air
- \$1,754 (Estimated)
- Laundry: Gas Dryer Hookup, Washer Hookup
- \$5700 Gross Scheduled Income
- \$5000 Net Operating Income
- 0 electric meters available
- 0 gas meters available
- 0 water meters available

Interior

Exterior

- Lot Features: 6-10 Units/Acre
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$693
- Electric: \$53.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$230
- Cable TV: 00000001
- Gardener:
- Licenses:
- Insurance: \$170
- Maintenance:
- Workman's Comp:
- Professional Management: 0
- Water/Sewer: \$240
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	4	2	1	1	Unfurnished	\$3,500	\$3,500	\$3,500
2:	2	1	1	1	Unfurnished	\$1,800	\$1,800	\$1,800

Of Units With:

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

Additional Information

- Standard, Trust sale
- Buyer Agency Compensation: 2%
- 274 - San Bernardino area
- San Bernardino County
- Parcel # 0145202120000

Michael Lembeck

Re/Max Property Connection

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

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

▼ Click arrow to display photos

