

## 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  | <a href="#">210023430</a>  | S | 1636 38   | <a href="#">C Ave.</a>                     | NAC  | 91950 |     | 2     | \$0       | 0   | \$855,000↑   |            |       | 1950     |             |         |          | 10/19/21 | <a href="#">10/10</a>   |
| 2  | <a href="#">NDP2102791</a> | S | 2411 2413 | <a href="#">Camino del Mar</a>             | DEM  | 92014 | STD | 2     | \$0       | 0   | \$4,350,000↓ | \$1,267.48 | 3432  | 1974/ASR | 4,269/0.09  | N       | 4        | 10/19/21 | <a href="#">145/145</a> |
| 3  | <a href="#">NDP2106158</a> | S | 945 49    | <a href="#">46th ST</a>                    | SD   | 92102 | PRO | 2     | \$3,000   | 15  | \$710,000↑   | \$355.00   | 2000  | 1957     | 11,055/0.25 | N       | 2        | 10/20/21 | <a href="#">23/23</a>   |
| 4  | <a href="#">210025246</a>  | S | 3623 3627 | <a href="#">31St St</a>                    | SD   | 92104 |     | 2     | \$0       | 0   | \$1,599,000  |            |       | 1922     | 5,643/0.12  |         |          | 10/18/21 | <a href="#">11/11</a>   |
| 5  | <a href="#">210024563</a>  | S | 3725      | <a href="#">Chamoune Ave</a>               | SD   | 92105 |     | 2     | \$0       | 0   | \$905,000↑   |            |       | 1932     | 6,088/0.13  |         |          | 10/18/21 | <a href="#">5/5</a>     |
| 6  | <a href="#">200054804</a>  | S | 4363 65   | <a href="#">Temecula Street</a>            | SD   | 92107 |     | 2     | \$44,100  | 0   | \$1,125,000↓ |            |       | 9999     | 6,256/0.14  |         |          | 10/22/21 | <a href="#">9/9</a>     |
| 7  | <a href="#">210021494</a>  | S | 5046 48   | <a href="#">LONG BRANCH AVE.</a>           | SD   | 92107 |     | 2     | \$0       | 0   | \$1,325,000↓ |            |       | 1950     | 3,312/0.07  | N       |          | 10/19/21 | <a href="#">58/58</a>   |
| 8  | <a href="#">200054803</a>  | S | 4375 77   | <a href="#">Temecula Street</a>            | SD   | 92107 |     | 2     | \$32,580  | 0   | \$1,475,000↓ |            |       | 9999     | 8,132/0.18  | N       |          | 10/22/21 | <a href="#">9/9</a>     |
| 9  | <a href="#">210025511</a>  | S | 4733 35   | <a href="#">Bermuda</a>                    | SD   | 92107 |     | 2     | \$52,800  | 0   | \$1,630,000↓ |            |       | 1948     | 5,627/0.12  | N       |          | 10/22/21 | <a href="#">2/2</a>     |
| 10 | <a href="#">210018905</a>  | S | 859 861   | <a href="#">Beryl St</a>                   | SD   | 92109 |     | 2     | \$138,000 | 4   | \$2,435,000↓ |            |       | 1951     | 6,252/0.14  |         |          | 10/18/21 | <a href="#">62/62</a>   |
| 11 | <a href="#">210029285</a>  | S | 1839 1841 | <a href="#">Carmelina Dr</a>               | SD   | 92116 |     | 2     | \$49,000  | 0   | \$1,200,000↑ |            |       | 1944     | 5,695/0.13  | N       |          | 10/19/21 | <a href="#">0/0</a>     |
| 12 | <a href="#">210027668</a>  | S | 168 70    | <a href="#">F Ave</a>                      | SD   | 92118 |     | 2     | \$82,080  | 3   | \$2,900,000↑ |            |       | 1942     | 6,849/0.15  |         |          | 10/20/21 | <a href="#">6/6</a>     |
| 13 | <a href="#">PTP2106503</a> | S | 1383 87   | <a href="#">Oakdale AVE</a>                | ELC  | 92021 | STD | 3     | \$64,380  | 0   | \$969,000↓   | \$364.83   | 2656  | 1957     | 2,656/0.06  | N       | 0        | 10/18/21 | <a href="#">2/2</a>     |
| 14 | <a href="#">210022926</a>  | S | 253       | <a href="#">B St</a>                       | ENCS | 92024 |     | 3     | \$0       | 0   | \$3,523,000↑ |            |       | 1953     | 5,044/0.11  |         |          | 10/19/21 | <a href="#">27/27</a>   |
| 15 | <a href="#">210018381</a>  | S | 3104      | <a href="#">Third Avenue</a>               | SD   | 92103 |     | 3     | \$100,200 | 2   | \$2,250,000↓ |            |       | 1950     |             |         |          | 10/20/21 | <a href="#">41/41</a>   |
| 16 | <a href="#">210023653</a>  | S | 3141 45   | <a href="#">Herman Avenue</a>              | SD   | 92104 |     | 3     | \$0       | 0   | \$1,200,000↓ |            |       | 1906     | 6,235/0.14  | N       |          | 10/22/21 | <a href="#">40/40</a>   |
| 17 | <a href="#">210025956</a>  | S | 110 E     | <a href="#">5th St</a>                     | NAC  | 91950 |     | 4     | \$90,600  | 0   | \$1,195,000↓ |            |       | 1953     |             |         |          | 10/18/21 | <a href="#">6/6</a>     |
| 18 | <a href="#">210020759</a>  | S | 3612 16 S | <a href="#">Bonita St</a>                  | SPV  | 91977 |     | 4     | \$44,592  | 2   | \$800,000↓   |            |       | 1900     | 17,247/0.39 |         |          | 10/18/21 | <a href="#">50/50</a>   |
| 19 | <a href="#">210026739</a>  | S | 603       | <a href="#">E 2nd Avenue Units A, B, C</a> | ESC  | 92025 |     | 4     | \$55,320  |     | \$1,075,000↑ |            |       | 1986     |             |         |          | 10/18/21 | <a href="#">5/5</a>     |
| 20 | <a href="#">210024743</a>  | S | 3527 31   | <a href="#">Arnold Ave</a>                 | SD   | 92104 |     | 4     | \$99,600  | 3   | \$1,427,500↓ |            |       | 1932     | 6,100/0.14  | N       |          | 10/22/21 | <a href="#">12/12</a>   |
| 21 | <a href="#">210018106</a>  | S | 5066 68   | <a href="#">BRIGHTON AVE</a>               | SD   | 92107 |     | 4     | \$78,300  | 0   | \$1,950,000↓ |            |       | 1959     |             |         |          | 10/21/21 | <a href="#">76/76</a>   |
| 22 | <a href="#">PTP2105465</a> | S | 1134 48   | <a href="#">Fresno ST</a>                  | SD   | 92110 | STD | 6     | \$295,800 | 4   | \$4,830,000↓ | \$439.01   | 11002 | 2017     | 11,241/0.25 | N       | 14       | 10/19/21 | <a href="#">14/14</a>   |

**Closed** •

List / Sold: **\$849,000/\$855,000** ↑

**1636 38 C Ave.** • National City 91950

**10 days on the market**

**2 units** • **\$424,500/unit** • **sqft** • **No lot size data** • **No \$/Sqft data** •

**Listing ID: 210023430**

**Built in 1950**

**CrossStreet: B Ave.**



VA and FHA buyers, this is your property! VA Buyers pay as low as \$2,200 monthly and FHA Buyers as low as \$2,750 monthly by living in the front 3 Bedroom house and renting the back house for \$2,200. Awesome Long Term Investment Opportunity! Completely remodeled and move in ready! The Front Unit is a 3 Bedroom, 1 Bath with an attached 1 car Garage (With Potential to convert garage into an ADU). The back Unit is a 2 Bedroom, 1 bath with alley access. Both units have front yards, parking space, and Washer/Dryer hookups. There is a shared water meter and 2 separate SDGE meters. Come see the possibilities! Exterior: Wood/Stucco Sewer: Sewer Connected Unit # for Unit 1: 1636 Unit # for Unit 2: 1638 Number of Furnished Units: 0 Topography: LL

### Facts & Features

- Sold On 10/19/2021
- Original List Price of \$849,000
- 2 Buildings
- Levels: One
- Heating: Natural Gas, Forced Air
- Cap Rate: 0

### Interior

### Exterior

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01958651
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 3    | 1     | 1      |            | \$0         |            | \$2,650   |
| 2: |       | 2    | 1     | 0      |            | \$0         |            | \$2,200   |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 0
- Disposal:
- Drapes:
- Patio: 2
- Ranges: 2
- Refrigerator: 0
- Wall AC:

### Additional Information

- 91950 - National City area
- San Diego County

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**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:

**\$4,895,000/\$4,350,000** ↓

145 days on the market

Listing ID: NDP2102791

**2411 2413 Camino del Mar** • Del Mar 92014

2 units • \$2,447,500/unit • 3,432 sqft • 4,269 sqft lot • \$1267.48/sqft •  
Built in 1974

west on Via de la Valle, south on Camino del Mar, you have arrived.



A rare opportunity to live at the beach and also have a rental income. Both sides are identical and have been upgraded. Stone flooring, new carpet, newly painted and both units have double car garages. Walk across the street to one of the best spots on the beach, walk to the race track, restaurants, plaza and shopping.

### Facts & Features

- Sold On 10/19/2021
- Original List Price of \$4,895,000
- 1 Buildings
- 4 Total parking spaces
- Laundry: Gas & Electric Dryer Hookup, In Garage
- Cap Rate: 0
- 2 electric meters available
- 2 gas meters available
- 2 water meters available

### Interior

### Exterior

- Lot Features: Level with Street, Sprinklers Timer, Walkstreet
- Sewer: Public Sewer

### Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV: 02013631
- Gardener:
- Licenses:
- Insurance: \$0
- 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: 2
- Carpet:
- Dishwasher:
- Disposal:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

### Additional Information

- Standard sale
- 92014 - Del Mar area
- San Diego County

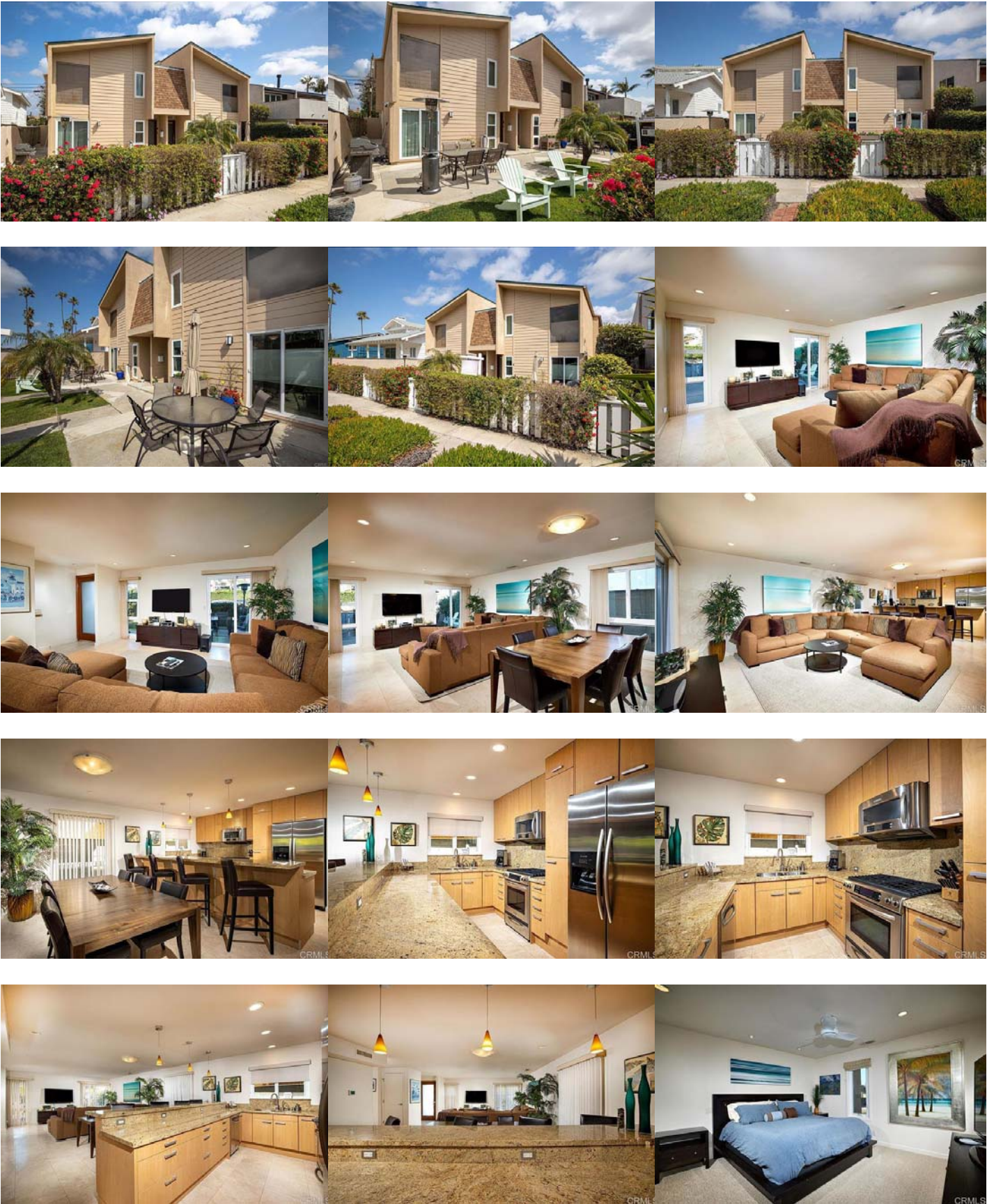
**Michael Lembeck**

State License #: 01019397

**Re/Max Property Connection**

State License #: 01891031

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**Closed** • Duplex

List / Sold: **\$700,000/\$710,000** ↑

**945 49 46th St** • San Diego 92102

**23 days on the market**

**2 units** • **\$350,000/unit** • **2,000 sqft** • **11,055 sqft lot** • **\$355.00/sqft** •  
**Built in 1957**

**Listing ID: NDP2106158**

**47th Street to Hilltop to 46th.**



INVESTMENT OPPORTUNITY!! This Duplex is 2 detached units and shows as 2 separate homes with their own driveways. Front house is a 4 bedroom/2 bath with a 2 car garage, and patio. Back house is a 1 bedroom 1 bath. Both have back doors with access to the large fenced back yard. Separate meters for electric and water. Centrally located near public transportation and freeway.

### Facts & Features

- Sold On 10/20/2021
- Original List Price of \$700,000
- 2 Buildings
- 4 Total parking spaces
- \$0 (Assessor)
- Laundry: In Garage
- Cap Rate: 15
- \$3000 Gross Scheduled Income
- \$312 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 2 water meters available

### Interior

### Exterior

- Lot Features: 0-1 Unit/Acre, Back Yard, Lot 10000-19999
- Sewer: Public Sewer
- Sqft, Near Public Transit

### Annual Expenses

- Total Operating Expense: \$312
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV:
- Gardener:
- Licenses:
- Insurance: \$200
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 4    | 2     | 2      |            | \$2,100     | \$2,100    | \$2,100   |
| 2: |       | 1    | 1     | 0      |            | \$900       | \$900      | \$900     |

### # Of Units With:

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

### Additional Information

- Probate Listing sale
- 92102 - San Diego area

- Rent Controlled

- San Diego County
- Parcel # 5414510400

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**Michael Lembeck**

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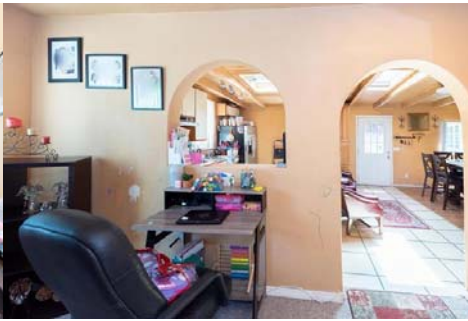
**Re/Max Property Connection**

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

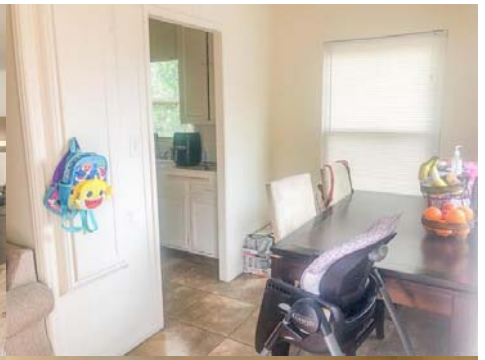
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**Closed •**

List / Sold: **\$1,599,000/\$1,599,000**

**3623 3627 31st St • San Diego 92104**

**11 days on the market**

**2 units • \$799,500/unit • sqft • 5,643 sqft lot • No \$/Sqft data •  
Built in 1922**

**Listing ID: 210025246**

**Property on located on 31st between Landis and Dwight CrossStreet: Landis and Dwight**



Designated Historic "The Klicka Bros Spec #1" Mills Act eligible. See attached historic report on the property. No expense was spared on this remodel, completely permitted, updated all the above and underground utilities, "sewage, water, gas line, electrical, new panel, fiber optic, cat 6 wiring in both units. New concrete was added for additional parking, with room for boat or RV. Rear gate opens 30 feet wide on a dual slider. Drainage was also added all around the property. Both units were taking down to the studs and completely remodeled. New roofs, kitchens, bathrooms, drywall and painted throughout. Front unit is a 3 bedroom 2 full bath with new open floor plan. Back unit is a 2 bedroom 1 full bath. Please see attached documents Historical Findings and Designation. Historical Plaque to be installed next week. Sewer: Sewer Connected Unit # for Unit 1: 3627 Unit # for Unit 2: 3623 Number of Furnished Units: 0 Topography: LL Frontage: Open Space

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$1,599,000
- 2 Buildings
- Levels: One
- Cooling: Central Air, Heat Pump
- Heating: Electric, Forced Air
- Cap Rate: 0

### Interior

- Appliances: Electric Water Heater, Gas Water Heater, Tankless Water Heater

### Exterior

- Lot Features: Sprinklers Manual

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01905908
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 3    | 2     |        |            | \$0         |            |           |
| 2: |       | 2    | 1     |        |            | \$0         |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

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

- Carpet:
- Dishwasher: 2
- Disposal:

- Refrigerator: 2
- Wall AC:

## Additional Information

- 92104 - North Park area
- San Diego County

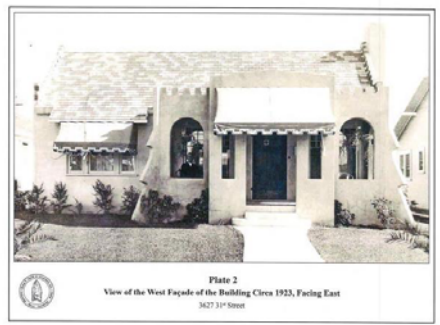
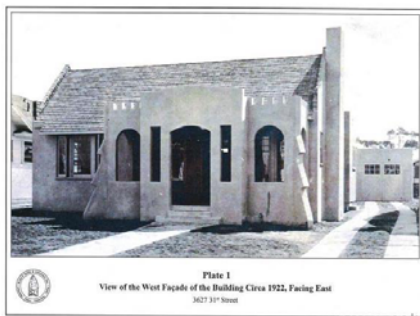
### Michael Lembeck

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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CUSTOMER FULL: Residential Income LISTING ID: 210025246

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**Closed** •

List / Sold: **\$775,000/\$905,000** ↑

**3725 Chamoune Ave** • San Diego 92105

**5 days on the market**

**2 units** • **\$387,500/unit** • **sqft** • **6,088 sqft lot** • **No \$/Sqft data** •  
**Built in 1932**

**Listing ID: 210024563**

**From Fairmount Ave take Landis St East to Chamoune Ave. Turn left onto Chamoune Ave, front unit will be on the right. CrossStreet: Landis & Chamoune**



Welcome home! Duplex with 3 bedroom 2 bathrooms in both units! Both units have new wood like laminate flooring throughout the common areas and new carpet in the bedrooms. Laundry hookups in both units. From the front unit walk in from the covered patio to open floor concept and recessed lighting. A lot of natural light throughout. Dual sinks in bathroom. New cabinets and countertops in kitchen and bathrooms. Rear unit is also an open concept. Kitchen features a bar top great for stool seating and new stainless steel appliances. Alley access for the rear unit and driveway parking space. Close to markets, shopping, restaurants, I-15, and more! Exterior: Wood/Stucco Number of Furnished Units: 0

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$775,000
- 1 Buildings
- Levels: One
- Cap Rate: 0

### Interior

### Exterior

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01204280
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 3    | 2     | 0      |            | \$0         |            |           |
| 2: |       | 3    | 2     | 0      |            | \$0         |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 2
- Disposal:
- Drapes:
- Patio: 0
- Ranges: 2
- Refrigerator: 0
- Wall AC:

### Additional Information

- 92105 - East San Diego area

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**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:** 210024563

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**Closed** •

List / Sold:

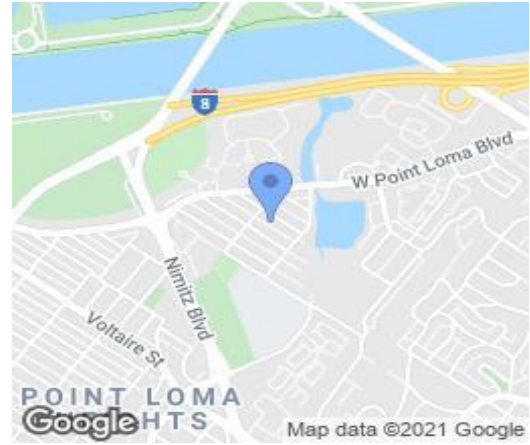
**\$1,125,000/\$1,125,000** ↓

9 days on the market

Listing ID: 200054804

**4363 65 Temecula Street** • San Diego 92107  
**2 units** • **\$562,500/unit** • **sqft** • **6,256 sqft lot** • **No \$/Sqft data** •  
**Built in 1999**

**Int 8 West to Nimitz, immediate left on Point Loma Blvd, Right on Temecula 1.5 Blocks on Your Right. Also  
Parking@Rear in Alley. CrossStreet: Clovis Street**



Back on the Market...Opportunity Knocks... Two Single Family Homes, One above a 3 Car Garage on Large 50'X125' rolling hill side R-4 Multiple Residential Lot. View, View, View...if adding a Second or Possibly a Third Story plus Lots of Open Space. Incredible, Build Out... Existing Homes Needs help, but are livable. Build up or out You Win... Private Financing Available... Absolutely a Must to See... Exterior: Wood/Stucco Sewer: Sewer Connected Unit # for Unit 1: 4363 Alley Unit # for Unit 2: 4365 Str Number of Furnished Units: 0

### Facts & Features

- Sold On 10/22/2021
- Original List Price of \$1,548,000
- 2 Buildings
- Levels: Two
- Heating: Natural Gas
- Cap Rate: 0.02
- \$44100 Gross Scheduled Income
- \$39300 Net Operating Income

### Interior

- Appliances: Gas Water Heater

### Exterior

- Fencing: Partial

### Annual Expenses

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

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 2     |        |            | \$2,275     |            |           |
| 2: |       | 2    | 1     |        |            | \$1,400     |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

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

## Additional Information

- 92107 - Ocean Beach area
- San Diego County
- Parcel # 4498612300

### 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: 200054804

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Closed •

List / Sold:

**\$1,475,000/\$1,325,000** ↓

58 days on the market

Listing ID: 210021494

**5046 48 LONG BRANCH AVE.** • San Diego 92107

2 units • \$737,500/unit • sqft • 3,312 sqft lot • No \$/Sqft data •  
Built in 1950

CrossStreet: ABBOTT



RANGE PRICING: \$1,295,000-\$1,475,000! FANTASTIC INVESTMENT OPPORTUNITY FOR MULTI UNITS IN SAN DIEGO'S DESIRABLE OCEAN BEACH COMMUNITY!! 3 MINUTE WALK TO THE BEACH!! STEPS TO ALL THE LOCAL COFFEE SPOTS, SHOPS & RESTAURANTS!! SUPER CUTE, SUPER CLEAN & THE EPITOME OF CLASSIC BEACH BUNGALOWS!! FRONT HOME FEATURES 2 BEDS, ATTACHED GARAGE W/LAUNDRY, UPGRADED KITCHEN/ BATH & GORGEOUS VAULTED WOOD CEILINGS!! REAR HOME FEATURES 1 SPACIOUS BED, LARGE UPGRADED BATH, COZY KITCHEN & CHARMING COURTYARD/DECK AREA! 2 SINGLE FAMILY HOMES PRIME LOCATION/ METERED SEPARATELY\*\* These homes are the epitome of beach bungalows!! 1 1/2 blocks to the beach!! Roll out of bed and hit the waves in less than 5 minutes! Front house features mid century modern design, 2 good size bedrooms, upgraded bath, large upgraded kitchen w/ granite counters & tile backsplash!! Dual pane windows!! Ceiling fans!! Attached garage with opener & direct access into house!! Rear home features bungalow/cottage design, large master bed w/ walk in closet, upgraded large bath, wood & tile flooring! Fresh paint both units!! Large updated yard w/ decking and courtyard area, rear yard turf, and shed!! Walk to shopping, restaurants, coffee spots, and the beautiful Beach!! Perfect location/ Perfect investment opportunity!! Exterior: Wood/Stucco Sewer: Sewer Connected Unit # for Unit 1: 5048 Unit # for Unit 2: 5046 Number of Furnished Units: 0 Topography: LL

### Facts & Features

- Sold On 10/19/2021
- Original List Price of \$1,475,000
- 2 Buildings
- Levels: One
- Heating: Natural Gas
- Cap Rate: 0

### Interior

- Appliances: Gas Water Heater

### Exterior

- Lot Features: Sprinklers Manual

### Annual Expenses

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

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     | 1      |            | \$0         |            |           |
| 2: |       | 1    | 1     |        |            | \$0         |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

# Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 1
- Disposal:

- Drapes:
- Patio: 1
- Ranges: 2
- Refrigerator: 0
- Wall AC:

## Additional Information

- 92107 - Ocean Beach area
- San Diego 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

 Click arrow to display photos







CUSTOMER FULL: Residential Income LISTING ID: 210021494

Printed: 10/24/2021 12:54:35 PM

**Closed** •

List / Sold:

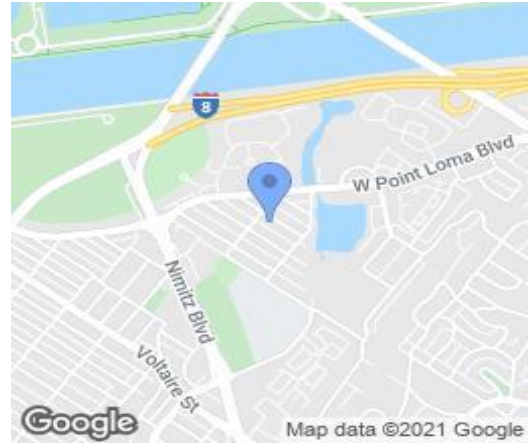
**\$1,448,000/\$1,475,000** ↓

9 days on the market

Listing ID: 200054803

**4375 77 Temecula Street** • San Diego 92107  
**2 units** • **\$724,000/unit** • **sqft** • **8,132 sqft lot** • **No \$/Sqft data** •  
**Built in 1999**

**Int 8 West to Nimitz, immediate left on Point Loma Blvd, Right on Temecula 1.5 Blocks on Your Right. Also  
Parking@Rear in Alley. CrossStreet: Clovis Street**



Back on the Market.. Opportunity Knocks... Two Single Family Homes, One above a 3 Car Garage on Large 65'X125' rolling hill side R-4 Multiple Residential Lot. View, View, View... Sea World View @ Your Door Step....if adding a Second or Possibly a Third Story plus Lots of Open Space. Incredible, Build Out... Existing Homes Needs help, but are livable. Build up or out You Win... Private Financing Available... Absolutely a Must to See... Exterior: Wood/Stucco Sewer: Sewer Connected Unit # for Unit 1: 4375 Unit # for Unit 2: 4377 Number of Furnished Units: 0 Topography: LL,RSLP,GSL,SSLP

### Facts & Features

- Sold On 10/22/2021
- Original List Price of \$1,748,000
- 2 Buildings
- Levels: Multi/Split
- Heating: Natural Gas
- Cap Rate: 0.01
- \$32580 Gross Scheduled Income
- \$27780 Net Operating Income

### Interior

- Appliances: Gas Water Heater

### Exterior

- Fencing: Partial

### Annual Expenses

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

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     | 3      |            | \$1,375     |            |           |
| 2: |       | 2    | 1     | 0      |            | \$1,340     |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

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

## Additional Information

- 92107 - Ocean Beach area
- San Diego County
- Parcel # 4498612400

### 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: 200054803

Printed: 10/24/2021 12:54:35 PM

Closed •

List / Sold:

**\$1,645,000/\$1,630,000** ↓

2 days on the market

Listing ID: 210025511

**4733 35 Bermuda** • San Diego 92107

2 units • \$822,500/unit • sqft • 5,627 sqft lot • No \$/Sqft data •  
Built in 1948

Sunset Cliffs or Ebers to Bermuda CrossStreet: Ebers



Cute as a button in the very best OB location! Two sweet detached cottages on extra wide street w/hardwood floors, dual paned windows, private yards, laundry & garages. Front house is a 2br/1ba & back is a 1br/1ba. Just 1-1/2 blocks to Bermuda Beach, the Little Lion, Sunnie's Mexican Food & Sea Trader. Perfect investment or great as a 2nd home, family compound or primary residence. OB is a quaint beach town w/sandy beaches, Sunset Cliffs Natural Park, cafes, nightlife & burgeoning restaurant scene. This property has a great walk score. Live the dream in South OB and make this property yours! Sewer: Sewer Connected Unit # for Unit 1: 4733 Unit # for Unit 2: 4735 Unit 1 Parking Spaces: 2 Unit 2 Parking Spaces: 2 Unit 3 Parking Spaces: 0 Unit 4 Parking Spaces: 0 Number of Furnished Units: 0 Topography: LL

### Facts & Features

- Sold On 10/22/2021
- Original List Price of \$1,645,000
- 3 Buildings
- Levels: One
- Heating: Natural Gas
- Cap Rate: 0
- \$52800 Gross Scheduled Income

### Interior

- Appliances: Gas Water Heater

### Exterior

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01481919
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     | 1      |            | \$2,400     |            | \$2,900   |
| 2: |       | 1    | 1     | 1      |            | \$2,000     |            | \$2,400   |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 0
- Disposal:
- Drapes:
- Patio: 0
- Ranges: 2
- Refrigerator: 2
- Wall AC:

## Additional Information

- 92107 - Ocean Beach area
- San Diego County
- Parcel # 4483511700

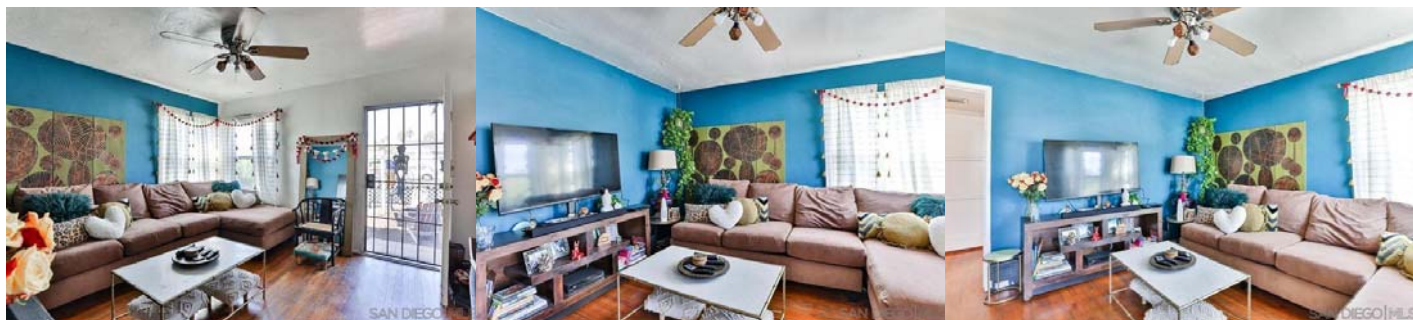
### Michael Lembeck

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:

**\$2,495,000/\$2,435,000** ↓

62 days on the market

Listing ID: 210018905

**859 861 Beryl St • San Diego 92109**

**2 units • \$1,247,500/unit • sqft • 6,252 sqft lot • No \$/Sqft data •  
Built in 1951**

**CrossStreet: Mission Blvd & Bayard St**



There are two detached homes on this property. 859 is 2 bedrooms /1 bathroom. 861 is two bedrooms/two bathrooms. There is a fenced in courtyard between 859 & 861. Just a 6 minute stroll to where your toes meet the surf & sand. Enjoy great beaches, delicious local eats, shops, and a central location to explore most of San Diego's attractions. Great walkability. Great opportunity for short term vacation rentals for one or both homes – currently on Airbnb/VRBO. Stroll to the beach, or relax on the grassy bluff, overlooking the beach at Law Street Palisades Park. Walk down the Boardwalk to Crystal Pier, the historic roller coaster at Belmont Amusement Park... or just grab a drink and take in the ocean breeze while hanging out on your patio; watching the sun go down over the Pacific... you can't lose! This beach getaway offers serene and cozy charm. Located at the Southern border of La Jolla, in a unique North Pacific Beach neighborhood, next to the water, at Law Street (Pacific Palisades) Beach. It's a quieter area and a great Family Beach. Pacific Palisades was also voted 'The area's best beach overlook', as quoted in S.D. Home & Garden Mag.. This favorite spot features a grassy park, with showers, restrooms, overlooking the beach with lifeguard services, ...Swimming, Boogie Boarding, and Surfing. The Pacific Beach/Mission Beach Boardwalk begins at the park, and heads South for 3 miles through all of the Beach Communities. It's located close to all the beach area has to offer, the Beach, Boardwalk, Restaurants and Shopping, yet quietly removed from the hubs of activity for a peaceful night's sleep. Unit # for Unit 1: 859 Unit # for Unit 2: 861 Number of Furnished Units: 2

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$2,495,000
- 2 Buildings
- Levels: One
- Heating: Natural Gas
- Cap Rate: 4.2
- \$138000 Gross Scheduled Income
- \$104740 Net Operating Income

### Interior

### Exterior

- Lot Features: Sprinkler System
- Fencing: Partial

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 02116693
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     |        |            | \$325       |            |           |
| 2: |       | 2    | 2     |        |            | \$350       |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

**# Of Units With:**

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 1
- Disposal:

- Drapes:
- Patio: 2
- Ranges: 2
- Refrigerator: 2
- Wall AC:

## Additional Information

- 92109 - Pacific Beach area
- San Diego 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

 Click arrow to display photos







**Closed** •

List / Sold:

**\$1,195,000/\$1,200,000** ↑

0 days on the market

Listing ID: 210029285

**1839 1841 Carmelina Dr • San Diego 92116**

**2 units • \$597,500/unit • sqft • 5,695 sqft lot • No \$/Sqft data •  
Built in 1944**

**163 south from I8 to Washington East exit. Left onto Park Blvd. Right onto Carmelina Drive. CrossStreet: Park Boulevard**



Sold before input. A coveted tucked away gem and all on one level. North of Adams Avenue in historic Mission Cliff Gardens with multi-million dollar homes with ocean, valley, and mountain views. 30 steps to University Heights Trolley Barn Park. A long block away from award winning restaurants, cafes, bakeries, and 1.8 miles to SD Zoo and Balboa Park. 4 blocks to the library. Adorable duplex with oak floors and replaced Milguard dual paned operable windows. Each side has 3 min-splits providing ac and heat. Prospective buyers to verify all provided information to their satisfaction prior to close of escrow. Sewer: Sewer Connected Unit # for Unit 1: 1839 Unit # for Unit 2: 1841 Number of Furnished Units: 0 Topography: LL

### Facts & Features

- Sold On 10/19/2021
- Original List Price of \$1,195,000
- 1 Buildings
- Levels: One
- Cooling: See Remarks
- Heating: Natural Gas, See Remarks
- Cap Rate: 0
- \$49000 Gross Scheduled Income

### Interior

- Appliances: Gas Water Heater

### Exterior

- Fencing: Partial

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 02024041
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     | 0      |            | \$1,950     |            | \$2,400   |
| 2: |       | 2    | 1     | 0      |            | \$2,195     |            | \$2,500   |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

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

- Disposal:

---

## Additional Information

- 92116 - Normal Heights area
- San Diego County
- Parcel # 4381110600

---

### 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: 210029285

Printed: 10/24/2021 12:54:38 PM

Closed •

List / Sold:

**\$2,450,000/\$2,900,000** ↑

6 days on the market

Listing ID: 210027668

**168 70 F Ave • San Diego 92118**

**2 units • \$1,225,000/unit • sqft • 6,849 sqft lot • No \$/Sqft data •  
Built in 1942**

**Third to F Ave - right. Homes are on the left CrossStreet: 2nd St.**



Classic Coronado beach homes just blocks from the San Diego Bay and Ferry Landing making a Down Town commute simple and fun. Front house has 3 bedrooms plus a bonus room and 2 full bathrooms. Back house is a 2 bed, 1 bath. Full 6,850 sq. ft. lot running from street to alley. Both homes have their own private outside space. Family friendly street in one of the quietest neighborhoods on the island. Incredible potential. Current tenants leases are through 2/28/22 for 170 F and 3/31/22 for 168 F - the leases will convey with the property. Sewer: Sewer Connected Unit # for Unit 1: 170 Unit # for Unit 2: 168 Number of Furnished Units: 0 Topography: LL

### Facts & Features

- Sold On 10/20/2021
- Original List Price of \$2,450,000
- 2 Buildings
- Levels: One
- Heating: Natural Gas, Forced Air
- Cap Rate: 3
- \$82080 Gross Scheduled Income
- \$78812 Net Operating Income

### Interior

- Appliances: Gas Water Heater

### Exterior

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01527365
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 3    | 2     | 0      |            | \$4,590     |            |           |
| 2: |       | 2    | 1     | 0      |            | \$2,250     |            |           |
| 3: |       |      | 0     |        |            |             |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

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

### Additional Information

- 92118 - Coronado area
- San Diego County
- Parcel # 5360811400

---

**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** • **Triplex**

List / Sold: **\$974,900/\$969,000** ↓

**1383 87 Oakdale Ave** • El Cajon 92021

**2 days on the market**

**3 units** • **\$324,967/unit** • **2,656 sqft** • **2,656 sqft lot** • **\$364.83/sqft** •  
**Built in 1957**

**Listing ID: PTP2106503**

**Cross Street: Main GPS**



GREAT INVESTMENT OPPORTUNITY! Don't miss out on this Triplex in El Cajon with good rents and a lot of potential. House next door is available for sale as well (1393 Oakdale Ave.) Combine both lots and have A LOT of land to build. There is a 3 bd/1 ba, 4 bd/3 ba & a 2bd/1ba/. CAN BE PURCHASED AS A PORTFOLIO UP TO 3 TOTAL RESIDENTIAL/MULTIFAMILY ASSETS (3 contiguous APNS, Duplex + SFR + 3plex (this one) All currently rented.

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$974,900
- 3 Buildings
- 0 Total parking spaces
- Laundry: Washer Hookup, Gas Dryer Hookup
- Cap Rate: 0
- \$64380 Gross Scheduled Income
- 3 electric meters available
- 3 gas meters available
- 1 water meters available

### Interior

### Exterior

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

### Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV: 01295699
- 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: |       | 3    | 1     | 0      |            | \$1,740     | \$1,740    | \$1,740   |
| 2: |       | 4    | 3     | 0      |            | \$2,350     | \$2,350    | \$2,350   |
| 3: |       | 2    | 1     | 0      |            | \$1,275     | \$1,275    | \$1,275   |

### # 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
- 92021 - El Cajon area
- San Diego 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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[CUSTOMER FULL:](#) Residential Income [LISTING ID:](#) PTP2106503

Printed: 10/24/2021 12:54:40 PM

Closed •

List / Sold:

**\$2,350,000/\$3,523,000** ↑

27 days on the market

Listing ID: 210022926

**253 B St • Encinitas 92024**

**3 units • \$783,333/unit • sqft • 5,044 sqft lot • No \$/Sqft data • Built in 1953**

**CrossStreet: S Coast Highway 101**



Ocean-View Income Opportunity at Moonlight Beach! Seconds from the beach and popular Coast Highway hotspots, this exceptionally located, corner-lot property features three separate 2 bed/1 bath units bursting with potential — rent them all, move into one, or create your perfect multi-generational beach home! Each unit includes cheerful outdoor living space with ocean and sunset views. The upper level hosts two uniquely styled units with bright, open-concept layouts. A large, partially shaded terrace opens to the first apartment with hardwood floors, open living/dining and a granite kitchen. The second unit boasts charming exposed-beam ceilings and a fieldstone fireplace, with access to the tranquil backyard patio and outdoor fireplace for year-round entertaining. The lower-level third unit displays a massive bay window pouring with natural light, and a balcony to enjoy the ocean views and breeze. Beautiful landscape is just across the road, with Moonlight Tennis Courts to the south and Dave's Rock Garden to the west. Enjoy easy access to the 5 freeway, diverse shops and restaurants along the Coast Highway two blocks away, and sunny surf, volleyball, a playground and more at Moonlight Beach! Truly a rare opportunity in one of Encinitas' most coveted neighborhoods. First time on the market in more than 50 years. Sewer: Sewer Connected Number of Furnished Units: 0

### Facts & Features

- Sold On 10/19/2021
- Original List Price of \$2,350,000
- 1 Buildings
- Levels: Two
- Cooling: Central Air
- Heating: Natural Gas, Forced Air
- Cap Rate: 0

### Interior

### Exterior

- Fencing: None

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01527365
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     |        |            | \$0         |            |           |
| 2: |       | 2    | 1     |        |            | \$0         |            |           |
| 3: |       | 2    | 1     |        |            | \$0         |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

- Separate Electric:
- Drapes:

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

- Patio: 2
- Ranges: 3
- Refrigerator: 3
- Wall AC:

## Additional Information

- 92024 - Encinitas area
- San Diego 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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|                                                                                                                                                                                                                                                                                                                                                       |                                                                                                                                                                                                                                                                                                                                                       |                                                                                                                                                                                                                                                                                                                                                           |
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| <div><p>California Regional Multiple Listing Service, Inc.</p></div> <div><p><b>NO PHOTO AVAILABLE</b></p></div> <div>PHOTOS NOT SUPPLIED BY LISTING BROKER AT THIS TIME.</div>      | <div><p>California Regional Multiple Listing Service, Inc.</p></div> <div><p><b>NO PHOTO AVAILABLE</b></p></div> <div>PHOTOS NOT SUPPLIED BY LISTING BROKER AT THIS TIME.</div>      | <div><p>California Regional Multiple Listing Service, Inc.</p></div> <div><p><b>NO PHOTO AVAILABLE</b></p></div> <div>PHOTOS NOT SUPPLIED BY LISTING BROKER AT THIS TIME.</div>      |
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PHOTOS NOT SUPPLIED BY LISTING BROKER AT THIS TIME.



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**NO PHOTO AVAILABLE**

PHOTOS NOT SUPPLIED BY LISTING BROKER AT THIS TIME.





Closed •

List / Sold:

**\$2,415,000/\$2,250,000** ↓

41 days on the market

Listing ID: 210018381

**3104 Third Avenue • San Diego 92103**

**3 units • \$805,000/unit • sqft • No lot size data • No \$/Sqft data •**  
**Built in 1950**

**CrossStreet: Third Avenue & Redwood Street**



Presenting 3104 Third Avenue in Bankers Hill / Hillcrest, San Diego. The property consists of (1) three bedroom / two bathroom unit plus den, (1) three bedroom / one bathroom unit, and (1) studio cottage. The two largest units have been extensively renovated and feature expansive private decks. The studio cottage is newly constructed and fully permitted. All units include in-unit washers / dryers and central heating / air. Furthermore, all units have new plank flooring and (2) units have new wall heaters. Within the last three years, the plumbing, electrical, and sewer has been redone on all units, as well as the installation of new dual pane windows. There are also (2) off-street parking spaces on the property. Zoned RM-3-7, the property has the potential to build four additional units. Contact agents for more details. Unit # for Unit 1: 1 Unit # for Unit 2: 2 Unit # for Unit 3: 3 Number of Furnished Units: 0

### Facts & Features

- Sold On 10/20/2021
- Original List Price of \$2,415,000
- 2 Buildings
- Levels: Two
- Cooling: See Remarks
- Cap Rate: 2.4
- \$100200 Gross Scheduled Income
- \$57896 Net Operating Income

### Interior

### Exterior

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 00530854
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 3    | 2     |        |            | \$3,500     |            | \$3,650   |
| 2: |       | 3    | 1     |        |            | \$2,900     |            | \$3,400   |
| 3: |       | 0    | 1     |        |            | \$1,950     |            | \$2,100   |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 3
- Disposal:
- Drapes:
- Patio: 2
- Ranges: 3
- Refrigerator: 3
- Wall AC:

## Additional Information

- 92103 - Mission Hills area
- San Diego County

### Michael Lembeck

State License #: 01019397

Cell Phone: 714-742-3700

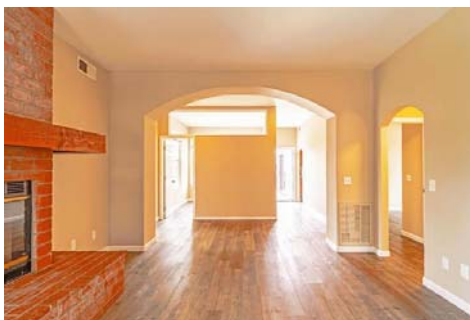
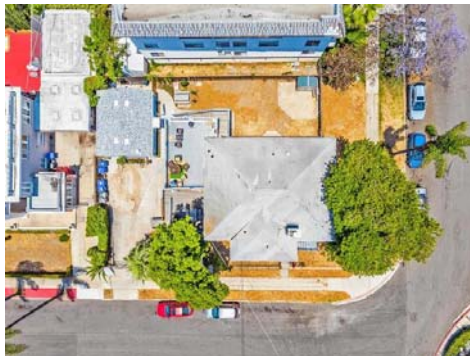
### Re/Max Property Connection

State License #: 01891031

26371 Crown Valley Pkwy, #180

Mission Viejo, 92691

▼ Click arrow to display photos



CUSTOMER FULL: Residential Income

LISTING ID: 210018381

Printed: 10/24/2021 12:55:05 PM

Closed •

List / Sold:

**\$1,250,000/\$1,200,000** ↓

40 days on the market

Listing ID: 210023653

**3141 45 Herman Avenue • San Diego 92104**

**3 units • \$416,667/unit • sqft • 6,235 sqft lot • No \$/Sqft data •  
Built in 1906**

**CrossStreet: Thorn**



Offered at \$1,200,000- \$1,250,000.....Investors/Flippers, listen up.... 3 UNITS - fantastic opportunity for you to renovate this Triplex with all of today's modern touches and amenities. This North Park Charming Craftsman Home sits on a large double lot with alley access and lots of room for expansion. Built in the early 1900's, this Craftsman has the classic large covered front porch, deep overhanging roof eaves, and exposed rafter tails. One of the units features two bedrooms, one bathroom . A one-bedroom unit on the top floor has a bonus room that would make a great office and the large one bedroom on the bottom floor has direct access to the backyard. The property features three separate garages that are detached from the property and are located in the rear portion of the lot with alley access. This location is superb, close to Morley Field and Balboa Park. Trendy North Park is where you will find craft beer, cafes, and indie boutiques up and down 30th street and University Avenue ALL INFORMATION SHOULD BE VERIFIED BY BUYER AND BUYERS AGENT PRIOR TO CLOSE OF ESCROW Sewer: Sewer Connected Unit # for Unit 1: 3141 Unit # for Unit 2: 3145 Unit # for Unit 3: 3143 Number of Furnished Units: 0 Topography: GSL

### Facts & Features

- Sold On 10/22/2021
- Original List Price of \$1,250,000
- 1 Buildings
- Levels: Two
- Heating: Natural Gas
- Cap Rate: 0

### Interior

- Appliances: Gas Water Heater

### Exterior

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01481287
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     |        |            | \$1,525     |            |           |
| 2: |       | 1    | 2     |        |            | \$0         |            |           |
| 3: |       | 1    | 1     |        |            | \$0         |            |           |
| 4: |       |      | 0     |        |            |             |            |           |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Drapes:
- Patio: 1
- Ranges: 3

- Carpet:
- Dishwasher: 0
- Disposal:

- Refrigerator: 3
- Wall AC:

## Additional Information

- 92104 - North Park area
- San Diego County
- Parcel # 4535620700

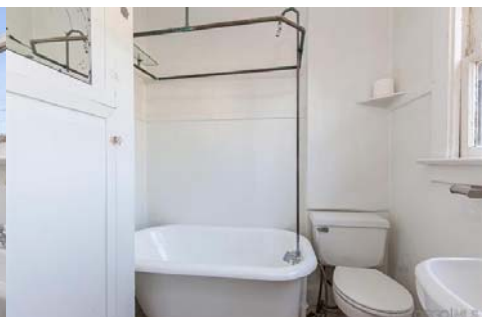
### Michael Lembeck

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: 210023653

Printed: 10/24/2021 12:55:07 PM

Closed •

List / Sold:

**\$1,199,000/\$1,195,000** ↓

6 days on the market

Listing ID: 210025956

**110 E 5th St • National City 91950**

**4 units • \$299,750/unit • sqft • No lot size data • No \$/Sqft data •**  
**Built in 1953**

**CrossStreet: National City Blvd**



Immaculate fourplex with alley access, two designated parking spaces and plenty of street parking. Unit mix consists of a 2 bed 1 bath, one studio and two 1 bedroom 1 bath units. No expense spared in the renovation of this property. Every detail in each unit has been meticulously restored. Completely turn key. Live in one and rent out the other three units to subsidise the mortgage or rent out all four for maximum income. Walking distance to shopping centers and restaurants. Conveniently located within close proximity to highways. Unit # for Unit 2: 110 Unit # for Unit 3: 112 Unit # for Unit 4: 114 Number of Furnished Units: 0

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$1,199,000
- 4 Buildings
- Levels: One
- Cooling: See Remarks
- Heating: Natural Gas, See Remarks
- Cap Rate: 0
- \$90600 Gross Scheduled Income

### Interior

### Exterior

### Annual Expenses

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

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     |        |            | \$0         |            | \$2,600   |
| 2: |       | 0    | 1     |        |            | \$0         |            | \$1,450   |
| 3: |       | 1    | 1     |        |            | \$0         |            | \$1,750   |
| 4: |       | 1    | 1     |        |            | \$0         |            | \$1,750   |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 4
- Disposal:
- Drapes:
- Patio: 1
- Ranges: 4
- Refrigerator: 0
- Wall AC:

### Additional Information

- 91950 - National City area
- San Diego 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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 Click arrow to display photos









**Closed** •

List / Sold: **\$895,000/\$800,000** ↓

**3612 16 S Bonita St** • Spring Valley 91977

**50 days on the market**

**4 units** • **\$223,750/unit** • **sqft** • **17,247 sqft lot** • **No \$/Sqft data** •  
**Built in 1900**

**Listing ID: 210020759**

**CrossStreet: Campo Rd**



3612 – 3616 South Bonita Street is a golden opportunity to own a four-unit rental property on a large lot. This property boasts a diverse unit mix of one and two bedroom units. It's conveniently located to grocery stores and the 94 freeway, Grossmont shopping center, Downtown La Mesa, and the iconic Mt. Helix. \*\*Buyer has the ability to purchase separately or concurrently w/ adjacent parcel at 3606-08 S Bonita St, Spring Valley, CA 91977 (MLS#:210020757)\*\* Exterior: Wood/Stucco Unit # for Unit 1: 3612 Unit # for Unit 2: 3616 Unit # for Unit 3: 9875 Unit # for Unit 4: 9875 1/2 Number of Furnished Units: 0

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$895,000
- 1 Buildings
- Levels: One
- Heating: Natural Gas
- Cap Rate: 2.4
- \$44592 Gross Scheduled Income
- \$21921 Net Operating Income

### Interior

### Exterior

- Fencing: Partial

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01350268
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 2     |        |            | \$1,100     |            | \$1,810   |
| 2: |       | 2    | 1     |        |            | \$1,100     |            | \$1,728   |
| 3: |       | 1    | 1     |        |            | \$758       |            | \$1,579   |
| 4: |       | 1    | 1     |        |            | \$758       |            | \$1,579   |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 0
- Disposal:
- Drapes:
- Patio: 3
- Ranges: 4
- Refrigerator: 4
- Wall AC:

### Additional Information

- 91977 - Spring Valley area
- San Diego 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

▼ Click arrow to display photos



**Closed** •

List / Sold: **\$957,000/\$1,075,000** ↑

**603 E 2nd Avenue Units A, B, C** • Escondido 92025

**5 days on the market**

**4 units** • **\$239,250/unit** • **sqft** • **No lot size data** • **No \$/Sqft data** •  
**Built in 1986**

**Listing ID: 210026739**

**CrossStreet: s Grape**



This is a great income property. Three units had New Kitchens installed in October 2018. Two of the tenants are long time tenants. Centrally located. Photos from HOUSE are prior to installation of laminate flooring. Additional photos show laminate flooring. Unit A is mirror image of Unit B except unit A has all stainless appliances including microwave above range. Unit # for Unit 2: A Unit # for Unit 3: B Unit # for Unit 4: C Number of Furnished Units: 0

### Facts & Features

- Sold On 10/18/2021
- Original List Price of \$957,000
- 2 Buildings
- Levels: Two
- Cooling: Wall/Window Unit(s)
- \$55320 Gross Scheduled Income
- \$1219 Net Operating Income

### Interior

### Exterior

### Annual Expenses

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

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 2     |        |            | \$1,450     |            | \$2,000   |
| 2: |       | 1    | 1     |        |            | \$975       |            | \$1,400   |
| 3: |       | 1    | 1     |        |            | \$950       |            | \$1,400   |
| 4: |       | 2    | 2     |        |            | \$1,225     |            | \$1,800   |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 3
- Disposal:
- Drapes:
- Patio: 0
- Ranges: 4
- Refrigerator: 4
- Wall AC:

### Additional Information

- 92025 - Escondido area
- San Diego 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

▼ Click arrow to display photos







CUSTOMER FULL: Residential Income LISTING ID: 210026739

Printed: 10/24/2021 12:55:10 PM

Closed •

List / Sold:

**\$1,495,000/\$1,427,500** ↓

12 days on the market

Listing ID: 210024743

**3527 31 Arnold Ave • San Diego 92104**

**4 units • \$373,750/unit • sqft • 6,100 sqft lot • No \$/Sqft data •  
Built in 1932**

**Arnold Ave south. one and a half blocks to Upas and Balboa Park CrossStreet: Myrtle**



This single story 2 BR/1BA Craftsman home with attached studio apartment and 2 charming one bedroom units above five garages is just one and a half blocks to Morley Field. The Craftsman home retains many of its original details including a totally rebuilt fireplace and mantle with bookcases and built-ins, large windows, welcoming entry, dining room with built-ins and hardwood floors.\*\* A spacious patio and deck is adjacent to the house. The unpermitted studio apartment may be able to become a legal ADU given the new rules allowed by the city. The court style one bedroom units are stucco with balanced stairways leading to a balcony for each one. Decorative fireplaces in each unit, hardwood floors, tub shower bathrooms. Live in the front home and collect strong rents from the three additional units or create an upscale oasis within easy walking distance to Balboa Park - tennis, swimming, baseball. Great opportunity on large lot with alley access. \*\* Arnold street is a wide and attractive street. Exterior: Wood/Stucco Unit # for Unit 1: 3527 Unit # for Unit 2: 3529 Unit # for Unit 3: 3529 Unit # for Unit 4: 3531 Number of Furnished Units: 0 Topography: LL

### Facts & Features

- Sold On 10/22/2021
- Original List Price of \$1,495,000
- 2 Buildings
- Levels: Multi/Split
- Cooling: Wall/Window Unit(s)
- Heating: Natural Gas
- Cap Rate: 3.2
- \$99600 Gross Scheduled Income
- \$47664 Net Operating Income

### Interior

- Appliances: Gas Water Heater

### Exterior

- Lot Features: Sprinkler System

### Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01411330
- Gardener:
- Licenses:
- Insurance:
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     | 0      |            | \$2,105     |            |           |
| 2: |       | 0    | 1     | 1      |            | \$600       |            |           |
| 3: |       | 1    | 1     | 1      |            | \$1,305     |            |           |
| 4: |       | 1    | 1     | 1      |            | \$1,365     |            |           |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Drapes:
- Patio: 4

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

- Ranges: 4
- Refrigerator: 4
- Wall AC:

## Additional Information

- 92104 - North Park area
- San Diego County
- Parcel # 4533311000

### 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:

**\$2,000,000/\$1,950,000** ↓

76 days on the market

Listing ID: 210018106

**5066 68 BRIGHTON AVE** • San Diego 92107

4 units • \$500,000/unit • sqft • No lot size data • No \$/Sqft data •  
Built in 1959

Sunset Cliffs Blvd to Brighton Ave. West on Brighton Ave. CrossStreet: Abbott St.



BACK ON MARKET AT NO FAULT OF PROPERTY. BUYER COULD NOT PERFORM. GREAT OPPORTUNITY TO OWN FOUR QUALITY BEACH UNITS ONE BLOCK FROM THE SAND. All units are 2 BR 1BA. Four assigned off-street parking spaces in the alley. Laundry room. Vinyl windows. Property is a diamond in the rough. These units are in good condition and definitely not a tear-down property but a mild fixer property. Perfect for new owner to upgrade paint, kitchens and baths. Great location in Ocean Beach is within walking distance of restaurants, bars, retail, and dog beach. Current rents are low. Lots of upside income potential with future rent increases over time. BEST PRICED UNITS IN OCEAN BEACH. Sewer: Sewer Connected Unit # for Unit 1: 5066 Unit # for Unit 2: 5066 1/2 Unit # for Unit 3: 5068 Unit # for Unit 4: 5068 1/2 Unit 1 Parking Spaces: 1 Unit 2 Parking Spaces: 1 Unit 3 Parking Spaces: 1 Unit 4 Parking Spaces: 1 Number of Furnished Units: 0

### Facts & Features

- Sold On 10/21/2021
- Original List Price of \$2,100,000
- 1 Buildings
- Levels: Two
- Heating: Natural Gas
- Cap Rate: 0
- \$78300 Gross Scheduled Income

### Interior

- Appliances: Gas Water Heater

### Exterior

- Fencing: Partial

### Annual Expenses

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

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 2    | 1     |        |            | \$1,700     |            | \$2,500   |
| 2: |       | 2    | 1     |        |            | \$1,600     |            | \$2,500   |
| 3: |       | 2    | 1     |        |            | \$1,625     |            | \$2,500   |
| 4: |       | 2    | 1     |        |            | \$1,600     |            | \$2,500   |

### # Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 0
- Drapes:
- Patio: 0
- Ranges: 4
- Refrigerator: 4
- Wall AC:

- Disposal:

## Additional Information

- 92107 - Ocean Beach area
- San Diego County
- Parcel # 4481142400

### 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: 210018106

Printed: 10/24/2021 12:55:11 PM

Closed •

List / Sold:

**\$4,930,000/\$4,830,000** ↓

14 days on the market

Listing ID: PTP2105465

**1134 48 Fresno St • San Diego 92110**

**6 units • \$821,667/unit • 11,002 sqft • 11,241 sqft lot • \$439.01/sqft • Built in 2017**

**Corner of Fresno and Riley.**



GREAT INCOME OPPORTUNITY! \*\*\*NEWLY BUILT IN 2017\*\*\* 2 Buildings on a 11,241 SF Parcel. (5) 4 bed+3 bath (1) 4 bed+3.5 bath. 3 story units include private rooftop patios with 360° views. Units all 1800+SF. (6) 2-car garages + (2) 1-car garages. In unit W/D, separately metered for all utilities. Monthly Income of \$25,150. All units include upgraded appliances and high end finished in kitchens and bathrooms. Centrally located next to University of San Diego and just minutes away from Downtown San Diego, SeaWorld, Fashion Valley, and San Diego State University. Possible Airbnb or condo conversion.

### Facts & Features

- Sold On 10/19/2021
- Original List Price of \$4,930,000
- 2 Buildings
- 16 Total parking spaces
- Laundry: Washer Included
- Cap Rate: 4.11
- \$295800 Gross Scheduled Income
- \$202668 Net Operating Income
- 6 electric meters available
- 6 gas meters available
- 6 water meters available

### Interior

### Exterior

- Lot Features: Corner Lot

### Annual Expenses

- Total Operating Expense: \$90,258
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$3,096
- Cable TV:
- Gardener:
- Licenses:
- Insurance: \$3,216
- Maintenance:
- Workman's Comp:
- Professional Management: 14400
- Water/Sewer:
- Other Expense:
- Other Expense Description:

### Unit Details

|    | UNITS | BEDS | BATHS | GARAGE | FURNISHED? | ACTUAL RENT | TOTAL RENT | PRO FORMA |
|----|-------|------|-------|--------|------------|-------------|------------|-----------|
| 1: |       | 4    | 3     | 2      |            | \$4,305     | \$4,305    | \$4,305   |
| 2: |       | 4    | 4     | 2      |            | \$4,025     | \$4,025    | \$4,305   |
| 3: |       | 4    | 3     | 2      |            | \$4,100     | \$4,100    | \$4,300   |
| 4: |       | 4    | 4     | 2      |            | \$4,145     | \$4,145    | \$4,305   |
| 5: |       | 4    | 3     | 2      |            | \$3,975     | \$3,975    | \$4,300   |
| 6: |       | 4    | 3     | 2      |            | \$4,100     | \$4,100    | \$4,300   |

### # Of Units With:

- Separate Electric: 6
- Gas Meters: 6
- Water Meters: 6
- Carpet:
- Dishwasher:
- Drapes:
- Patio:
- Ranges:
- Refrigerator:
- Wall AC:

- Disposal:

## Additional Information

- Standard sale
- Rent Controlled

- 92110 - Old Town Sd area
- San Diego County

### Michael Lembeck

State License #: 01019397

Cell Phone: 714-742-3700

### Re/Max Property Connection

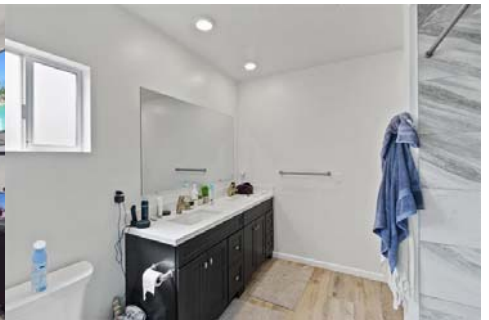
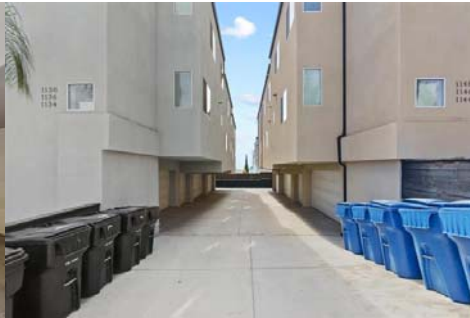
State License #: 01891031

26371 Crown Valley Pkwy, #180

Mission Viejo, 92691

▼ Click arrow to display photos







CUSTOMER FULL: Residential Income LISTING ID: PTP2105465

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#### Search Criteria

Property Type is 'Residential Income'  
 Standard Status is 'Closed'  
 Contract Status Change Date is 10/17/2021 to 10/23/2021  
 County Or Parish is 'San Diego'  
 Number Of Units Total is 2+  
 Selected 22 of 22 results.