

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	Pr
1	NDP2110646	S	178	180 W Los Angeles DR	VST	92083	STD	2	\$31,020	4	\$575,000	\$359.38	1600	1962/ASR	7,566/0.17	N
2	NDP2110648	S	202	204 W Los Angeles DR	VST	92083	STD	2	\$33,720	4	\$625,000	\$340.41	1836	1962/ASR	9,406/0.21	N
3	NDP2105071	S	1717	1719 Granada Avenue	SD	92102	STD	2	\$60,600	5	\$1,175,000	\$456.31	2575	1958/ASR	2,575/0.05	N
4	210008773	S		4563 51st Street	SD	92115		2	\$2,700		\$843,000			9999		N
5	210030614	S	3315	3317 Luna Avenue	SD	92117		2	\$0	0	\$810,000			1954		
6	NDP2110879	S		11652 Tierra Del Sur	SD	92130	STD	2	\$55,800	2	\$2,240,000	\$1,571.93	1425	1954/SLR	43,560/1	N
7	200049604	S		1018 S Myers St	OCE	92054		3	\$61,951	3	\$1,465,000			1939	4,365/0.1	
8	210016462	S		324 Zenith Street	CHU	91911		4	\$63,360	4	\$1,045,000			1972		
9	210021348	S		3070 72 44th St	SD	92105		4	\$61,200	0	\$985,000			1947	6,250/0.14	
10	PW21227369	S		1322 N 1st St	ELC	92021	STD	13	\$275,400	4	\$4,100,000	\$316.16	12968	1987/ASR	19,908/0.457	N

Closed

• Duplex

178 180 W Los Angeles Dr

• Vista 92083

2 units • \$300,000/unit • 1,600 sqft • 7,566 sqft lot • \$359.38/sqft • Built in 1962

North Santa Fe to West Los Angeles

List / Sold: \$600,000/\$575,000

28 days on the market

Listing ID: NDP2110646



This is a great opportunity to invest. Both units are two bedroom and one bath. They have long term tenants in place. The location is close to downtown Vista. Great access to shopping and Freeways. 202-204 West Los Angeles is for sale as well with the same owner. Buy all 4 and add value to your portfolio!

Facts & Features

- Sold On 11/22/2021
 - Original List Price of \$600,000
 - 1 Buildings
 - 0 Total parking spaces
 - \$1,432 (Assessor)
- Cap Rate: 3.5
 - \$31020 Gross Scheduled Income
 - \$20948 Net Operating Income
 - 2 electric meters available
 - 2 gas meters available
 - 1 water meters available

Interior

Exterior

- Lot Features: Level
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$10,072
 - Electric:
 - Gas:
 - Furniture Replacement:
 - Trash: \$402
 - Cable TV: 01701260
 - Gardener:
 - Licenses:
- Insurance: \$1,200
 - Maintenance:
 - Workman's Comp:
 - Professional Management:
 - Water/Sewer: \$1,468
 - Other Expense:
 - Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	2	2	1	0		\$1,240	\$1,240	\$1,240
# 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
- 92083 - Vista area
 - San Diego County
 - Parcel # 1634300800

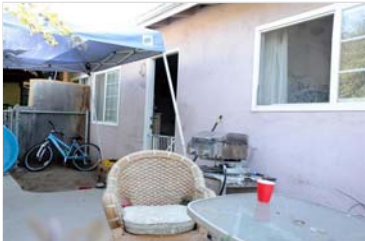
Michael Lembeck

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: NDP2110646

Printed: 11/28/2021 12:59:09 PM

Closed • Duplex

List / Sold: \$635,000/\$625,000

202 204 W Los Angeles Dr • Vista 92083
2 units • \$317,500/unit • 1,836 sqft • 9,406 sqft lot • \$340.41/sqft •
Built in 1962
North Santa Fe to West Los Angeles

28 days on the market

Listing ID: NDP2110648



Great opportunity for investment here. Both units are two bedroom and one bath. There is also a two car garage on this property. Both units have long term tenants that wish to stay. Fantastic location. Close to Downtown Vista, shopping and freeways. Units 178-180 West Los Angeles are also available for sale. Great way to own four units in same area. Buy both units together or just one of the duplexes. These units do not share common walls and have good size private yards. One of the units currently rents the two car garage attached to this property.

Facts & Features

- Sold On 11/22/2021
- Original List Price of \$625,000
- 1 Buildings
- 2 Total parking spaces
- \$1,454 (Assessor)
- Cap Rate: 3.74
- \$33720 Gross Scheduled Income
- \$23373 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 1 water meters available

Interior

Exterior

- Lot Features: Corner Lot

Annual Expenses

- Total Operating Expense: \$10,347
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$402
- Cable TV: 01701260
- Gardener:
- Licenses:
- Insurance: \$1,200
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$1,468
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	2	2	1	2		\$1,415	\$1,415	\$1,415

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
- 92083 - Vista area
- San Diego County
- Parcel # 1634300700

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26371 Crown Valley Pkwy, #180
Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: NDP2110648

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Closed •

1717 1719 Granada Avenue • San Diego 92102
2 units • \$597,500/unit • 2,575 sqft • 2,575 sqft lot • \$456.31/sqft •
Built in 1958
Granada Avenue, between Date & Elm Street



List / Sold:
\$1,195,000/\$1,175,000 ↓
173 days on the market
Listing ID: NDP2105071

Prime location in one of San Diego's most highly sought-after urban neighborhoods, this South Park duplex sits perched above the street below with views of the surrounding area. Live here year round and rent the other, or use as your weekend getaway retreat or short-term AirBnB rental, these well-maintained units are ideal for the savvy homeowner or investor. Only one block from world renowned Balboa Park, the walkability of this duplex is an urban dweller's dream with the many restaurants, craft beer & cocktail bars, dog parks, quaint coffee shops & unique shopping experiences South Park is known for only steps from your front door. Each light & bright, 2 bed + 1 bath unit features flooring throughout with in-unit laundry. Back unit features spacious back patio perfect for BBQ's, working from home, or entertaining. This unique downtown San Diego South Park property is the one you've been waiting for!

Facts & Features

- Sold On 11/22/2021
- Original List Price of \$1,195,000
- 1 Buildings
- 0 Total parking spaces
- Heating: Central
- \$0 (Assessor)
- Laundry: In Closet
- Cap Rate: 5.07
- \$60600 Gross Scheduled Income
- \$43502 Net Operating Income
- 2 electric meters available
- 2 gas meters available
- 2 water meters available

Interior

Exterior

- Lot Features: Level
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$11,098
- Electric:
- Gas:
- Furniture Replacement:
- Trash: \$0
- Cable TV: 00616212
- Gardener:
- Licenses:
- Insurance: \$596
- Maintenance:
- Workman's Comp:
- Professional Management:
- Water/Sewer: \$900
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	2	1	0	0		\$2,200	\$26,400	\$2,700
2:	2	1	0	0		\$2,850	\$34,200	\$3,000

Of Units With:

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

Additional Information

- Standard sale
- 92102 - San Diego area
- San Diego County
- Parcel # 5392720400

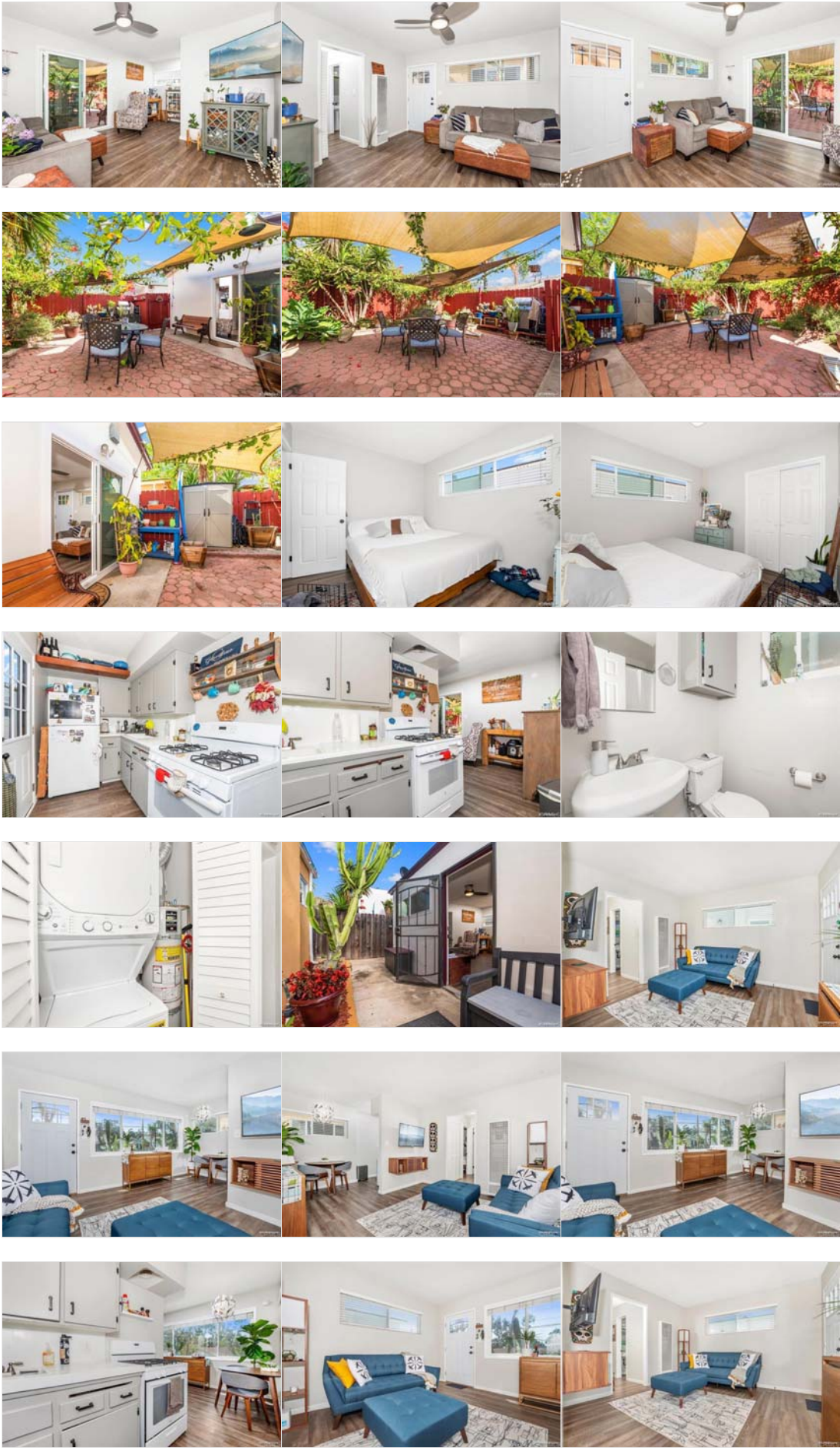
Michael Lembeck

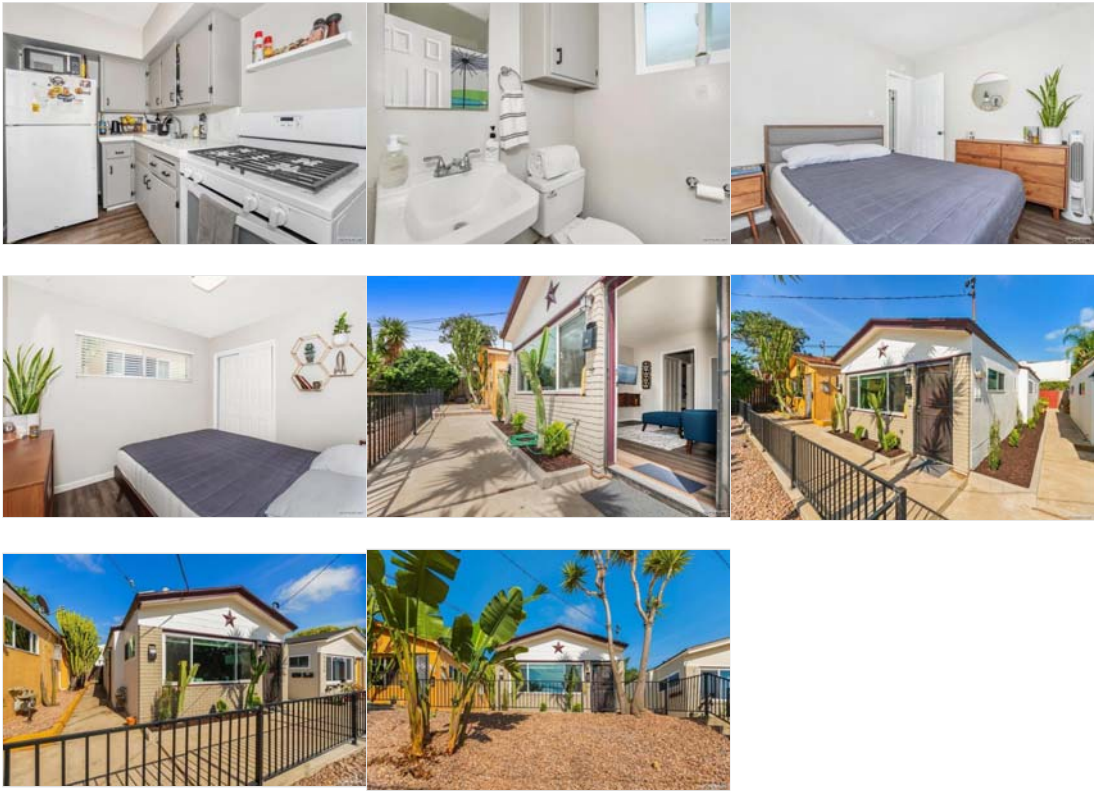
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26371 Crown Valley Pkwy, #180
Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: NDP2105071

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Closed •

List / Sold: **\$859,000/\$843,000** ↓

4563 51st Street • San Diego 92115

69 days on the market

2 units • \$429,500/unit • sqft • No lot size data • No \$/Sqft data • Built in 9999

Listing ID: 210008773

CrossStreet: Madison Ave./Monroe Ave.



The property is occupied by family member in front house (4565) and by long-term tenant in rear house (4563). All maintenance and repairs are done by occupants so no actual income/expense data is available. Property has a detached storage unit in the rear previously used as a garage. Exterior: Wood/Stucco Sewer: Sewer Available Unit # for Unit 1: 4563 Unit # for Unit 2: 4565 Number of Furnished Units: 0 Topography: LL

Facts & Features

- Sold On 11/23/2021
- Original List Price of \$859,000
- 2 Buildings
- Levels: One
- Heating: Natural Gas
- \$2700 Gross Scheduled Income
- \$2700 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				\$1,500		\$2,000
2:	2	1				\$1,200		\$1,750
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

- 92115 - San Diego area
- San Diego County
- Parcel # 4666220600

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State License #: 01019397
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Re/Max Property Connection

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Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: 210008773

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Closed •

List / Sold: **\$725,000/\$810,000** ↑

3315 3317 Luna Avenue • San Diego 92117
2 units • \$362,500/unit • sqft • No lot size data • No \$/Sqft data •
Built in 1954
CrossStreet: Clairemont Mesa Blvd

6 days on the market
Listing ID: 210030614



Fantastic investment opportunity in the heart of Clairemont. Easy access to freeways, shopping and the beach. Bring your new ideas Number of Furnished Units: 0

Facts & Features

- Sold On 11/24/2021
- Original List Price of \$725,000
- 1 Buildings
- Levels: One
- Cap Rate: 0

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:		1	1			\$0		
2:		2	1			\$0		
3:			0					
4:			0					

Of Units With:

- Separate Electric:
- Gas Meters:
- Water Meters:
- Carpet:
- Dishwasher: 0
- Disposal:
- Drapes:
- Patio: 2
- Ranges: 1
- Refrigerator: 1
- Wall AC:

Additional Information

- 92117 - Clairemont Mesa area
- San Diego County
- Parcel # 3592620900

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

Re/Max Property Connection

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Mission Viejo, 92691

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CUSTOMER FULL: Residential Income LISTING ID: 210030614

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List / Sold:

Closed**\$2,400,000/\$2,240,000** ↓

5 days on the market

Listing ID: NDP2110879

11652 Tierra Del Sur • San Diego 92130**2 units** • **\$1,200,000/unit** • **1,425 sqft** • **43,560 sqft lot** • **\$1571.93/sqft** • **Built in 1954****I-5, Carmel Mountain Road, El Camino Real, Arroyo Sorrento Road, Tierra Del Sur.**

First time available in nearly 40 years! This secluded, Multi-Family property, is on a verdant acre, surrounded by large estate properties. There are peak views of Torrey Pines State Park AND it is only about 2 miles to the Beach! The vintage cottages have their own yards that are shaded by mature trees and cooled by frequent coastal breezes. This magical property is close to Restaurants, Shopping, biking, and walking trails, and is freeway-close for an easy commute. The duplex has 2 bedrooms and 1 bath in each unit. The spacious 1-Br Cottage has high-beamed ceilings, windows that open to garden-views on all sides, wood fireplace, window seat, a lovely, remodeled bathroom and updated kitchen, making it suitable for an owner-occupant. The subject property is Multi-Family AR-1-2 zoning. This one-of-kind, income-producing property may have possible future development opportunities. Remodel existing units or confirm multiple possibilities with City of San Diego. Please do not disturb Tenants. Contact listing agent Patrick Ahern @ 858-220-9001/AhernGroup@gmail.com or Lin Li @ 619-261-3960/LinLi@bhhsca.com for viewing instructions.

Facts & Features

- Sold On 11/23/2021
- Original List Price of \$2,400,000
- 2 Buildings
- 2 Total parking spaces
- 2 Total carport spaces
- \$0 (Assessor)
- Laundry: Common Area, Dryer Included, Washer Included
- Cap Rate: 2.1
- \$55800 Gross Scheduled Income
- \$50070 Net Operating Income
- 2 electric meters available
- 3 gas meters available
- 3 water meters available

Interior**Exterior**

- Lot Features: Agricultural - Other, Cul-De-Sac, Gentle Sloping
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$0
- Electric:
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 00000001
- 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
2:		2	1	0		\$2,450	\$2,450	\$2,900

Of Units With:

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

Additional Information

- Standard sale
- 92130 - Carmel Valley area
- San Diego County
- Parcel # 3070620200

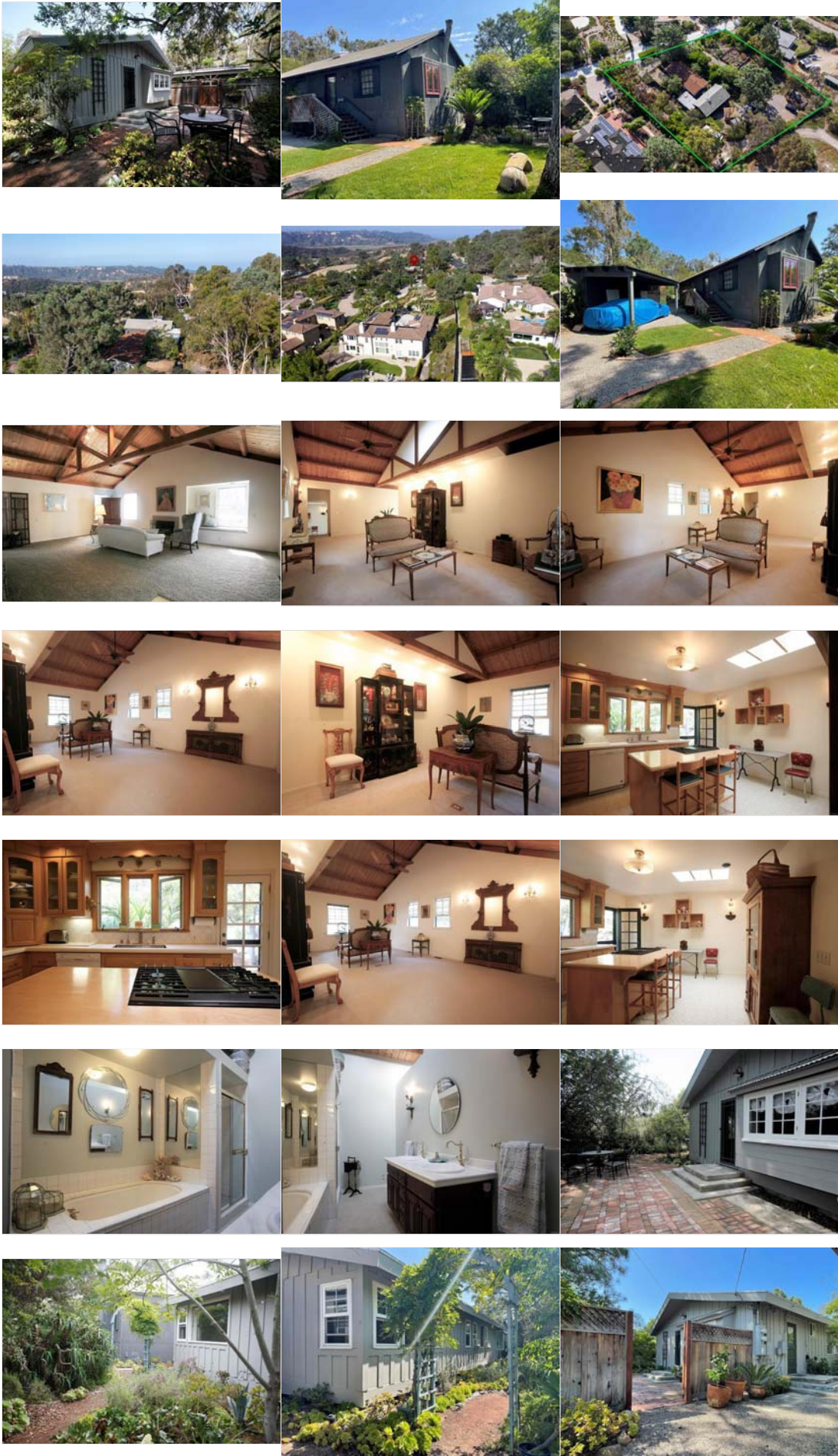
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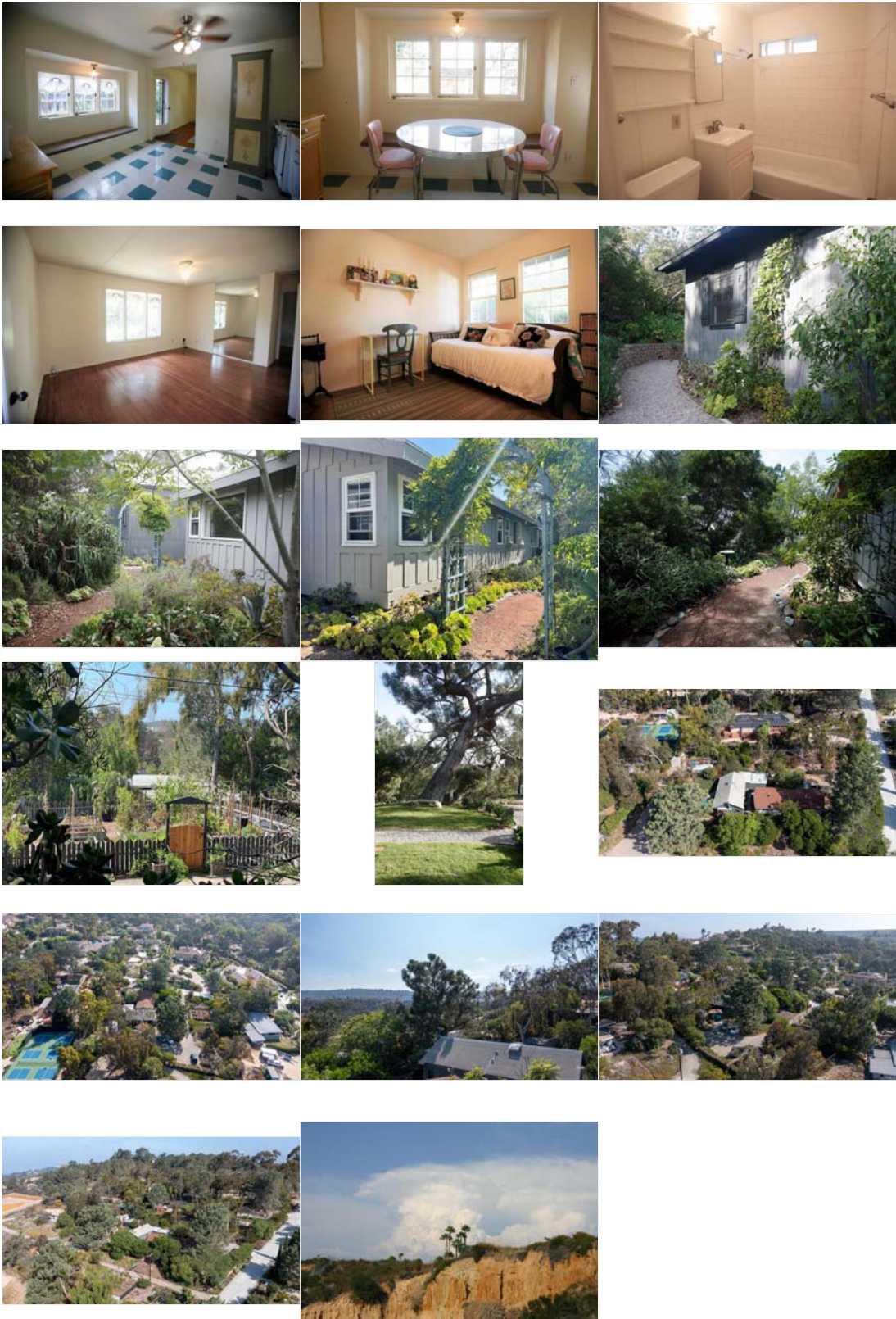
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Re/Max Property Connection

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

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List / Sold:

Closed •**\$1,465,000/\$1,465,000** ↓

298 days on the market

Listing ID: 200049604

1018 S Myers St • Oceanside 92054**3 units • \$488,333/unit • sqft • 4,365 sqft lot • No \$/Sqft data • Built in 1939****CrossStreet: Wisconsin, Oceanside Blvd**

Price Reduction!!!! An excellent opportunity for investor and/or builder, zoned R-4 as well as vacation rental opportunity. 2 blocks from the beach!!! Lot consists of 3-units, 2bd/1ba, 1bd/1ba, and a 1 bd/ba with private patios. All 3 units with updated kitchens and bathrooms. All walking distance to the beach, pier, restaurants, breweries and wineries. ALL VISITORS are required to receive CAR form BPPP AND CAR form PRE (attached). ALL VISITORS must sign PEAD-V (s) which must be sent via email to listing agent PRIOR to arriving at the property. Face mask will be required for entry. Unit # for Unit 1: Unit A Unit # for Unit 2: Unit B Unit # for Unit 3: Unit C Number of Furnished Units: 0

Facts & Features

- Sold On 11/24/2021
- Original List Price of \$1,775,000
- 1 Buildings
- Levels: One
- Cap Rate: 3.4
- \$61951 Gross Scheduled Income
- \$44785 Net Operating Income

Interior

- Appliances: Gas Water Heater

Exterior

- Fencing: Partial

Annual Expenses

- Total Operating Expense:
- Electric:
- Gas:
- Furniture Replacement:
- Trash:
- Cable TV: 01352336
- 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			\$2,050		\$2,100
2:		1	1			\$1,725		\$1,900
3:		1	1			\$1,675		
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

- 92054 - Oceanside area
- San Diego County
- Parcel # 1520720400

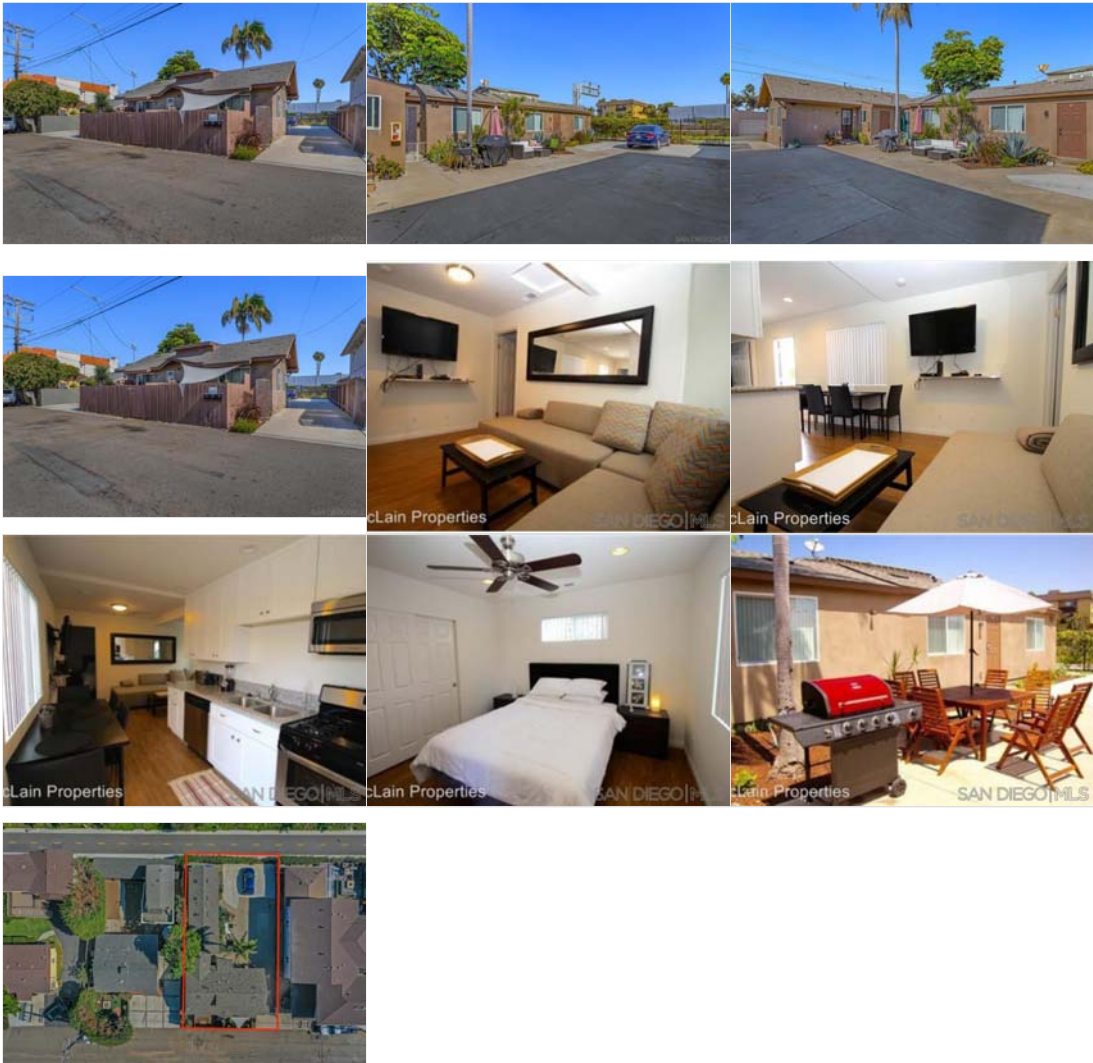
Michael Lembeck

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: 200049604

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List / Sold:

Closed**\$1,045,000/\$1,045,000** ↓

121 days on the market

Listing ID: 210016462

324 Zenith Street • Chula Vista 91911

4 units • \$261,250/unit • sqft • No lot size data • No \$/Sqft data • Built in 1972

CrossStreet: Third Ave



Situated in a very desirable part of Chula Vista, 324 Zenith Street offers experience and unexperienced investors alike a rare opportunity to bring out a lot of potential out of a great property. Whether its via improving what is existing and raising rents, adding ADU's or both this is a dynamic investment opportunity that will not last. The property consists of four 1br/1ba apartments with ample parking, individual storage areas and on site laundry facilities. The property was also recently painted on the exterior. ***Current rents go into place 9/1/2021. Exterior: Wood/Stucco Unit # for Unit 1: 1 Unit # for Unit 2: 2 Unit # for Unit 3: 3 Unit # for Unit 4: 4 Number of Furnished Units: 0

Facts & Features

- Sold On 11/22/2021
- Original List Price of \$1,095,000
- 1 Buildings
- Levels: One
- Cap Rate: 3.6
- \$63360 Gross Scheduled Income
- \$39376 Net Operating Income

Interior**Exterior**

- Fencing: None

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:		1	1			\$1,125		\$1,450
2:		1	1			\$1,380		\$1,450
3:		1	1			\$1,370		\$1,450
4:		1	1			\$1,380		\$1,450

Of Units With:

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

Additional Information

- 91911 - Chula Vista area
- San Diego County
- Parcel # 6231912500

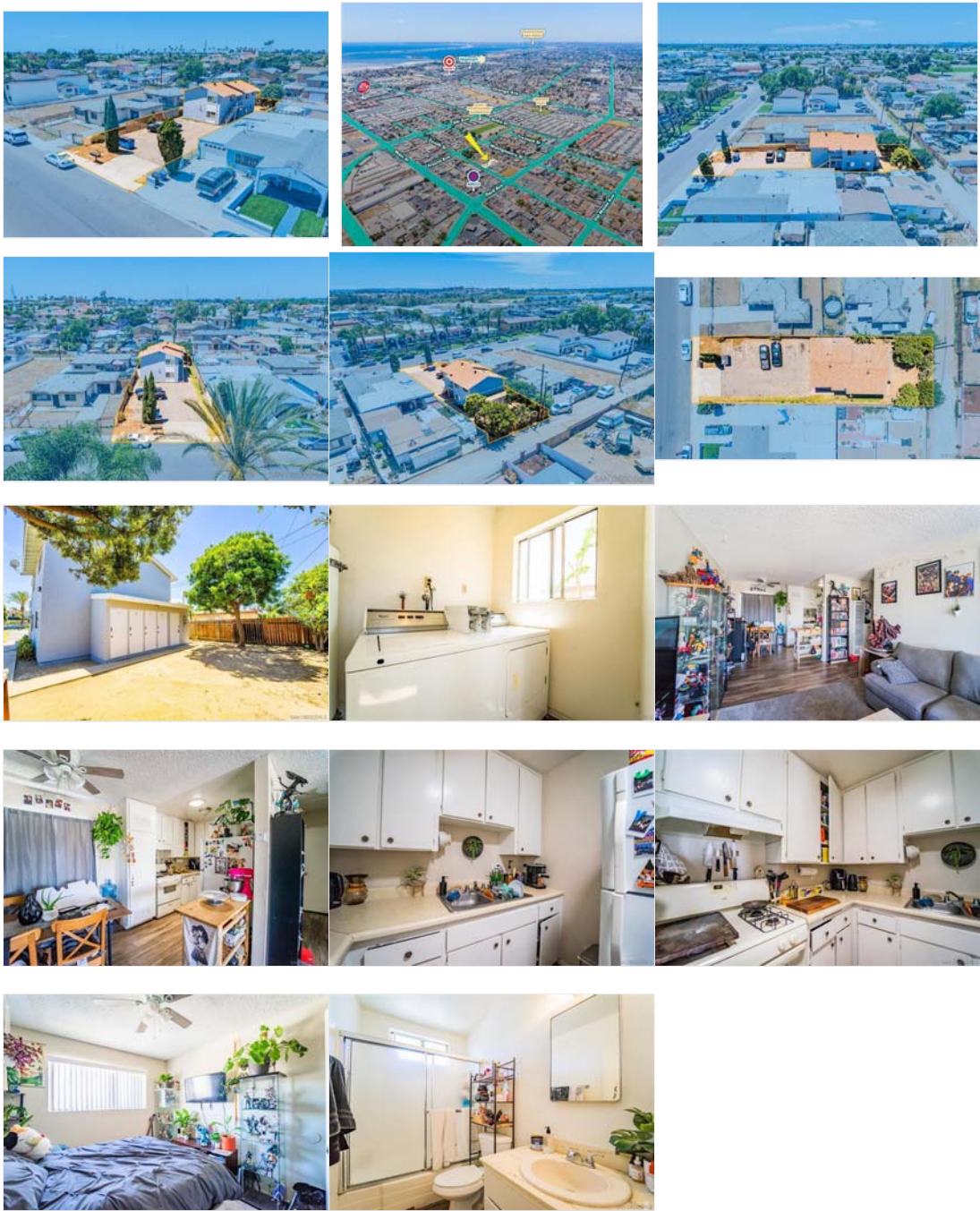
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State License #: 01019397
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Re/Max Property Connection

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CUSTOMER FULL: Residential Income LISTING ID: 210016462

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Closed •

List / Sold: **\$985,000/\$985,000**
19 days on the market
Listing ID: 210021348

3070 72 44th St • San Diego 92105
4 units • \$246,250/unit • sqft • 6,250 sqft lot • No \$/Sqft data •
Built in 1947
CrossStreet: Redwood St



Great opportunity for four units in City Heights. Front house has 2br+, 1 ba. Back units are one 2br/1.5 bath townhouse, and two 2br/1ba units, stacked. Wonderful upside potential. Many upgrades throughout the units. Must see the photos. Walk to bus line, trolley, shopping and all things metro San Diego. Tons of parking for front house and the 3 units have parking behind off the dead end alley. Unit # for Unit 1: House Unit # for Unit 2: A Unit # for Unit 3: B Unit # for Unit 4: C Unit 1 Parking Spaces: 0 Unit 2 Parking Spaces: 0 Unit 3 Parking Spaces: 0 Unit 4 Parking Spaces: 0 Number of Furnished Units: 0

Facts & Features

- Sold On 11/23/2021
 - Original List Price of \$985,000
 - 2 Buildings
 - Levels: Multi/Split
- Cap Rate: 0
 - \$61200 Gross Scheduled Income

Interior

Exterior

- Fencing: Partial

Annual Expenses

- Total Operating Expense:
 - Electric:
 - Gas:
 - Furniture Replacement:
 - Trash:
 - Cable TV: 01524589
 - 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			\$1,800		
2:		2	2			\$1,300		
3:		2	1			\$1,200		
4:		2	1			\$1,200		

Of Units With:

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

Additional Information

- 92105 - East San Diego area
- San Diego County
- Parcel # 4762911700

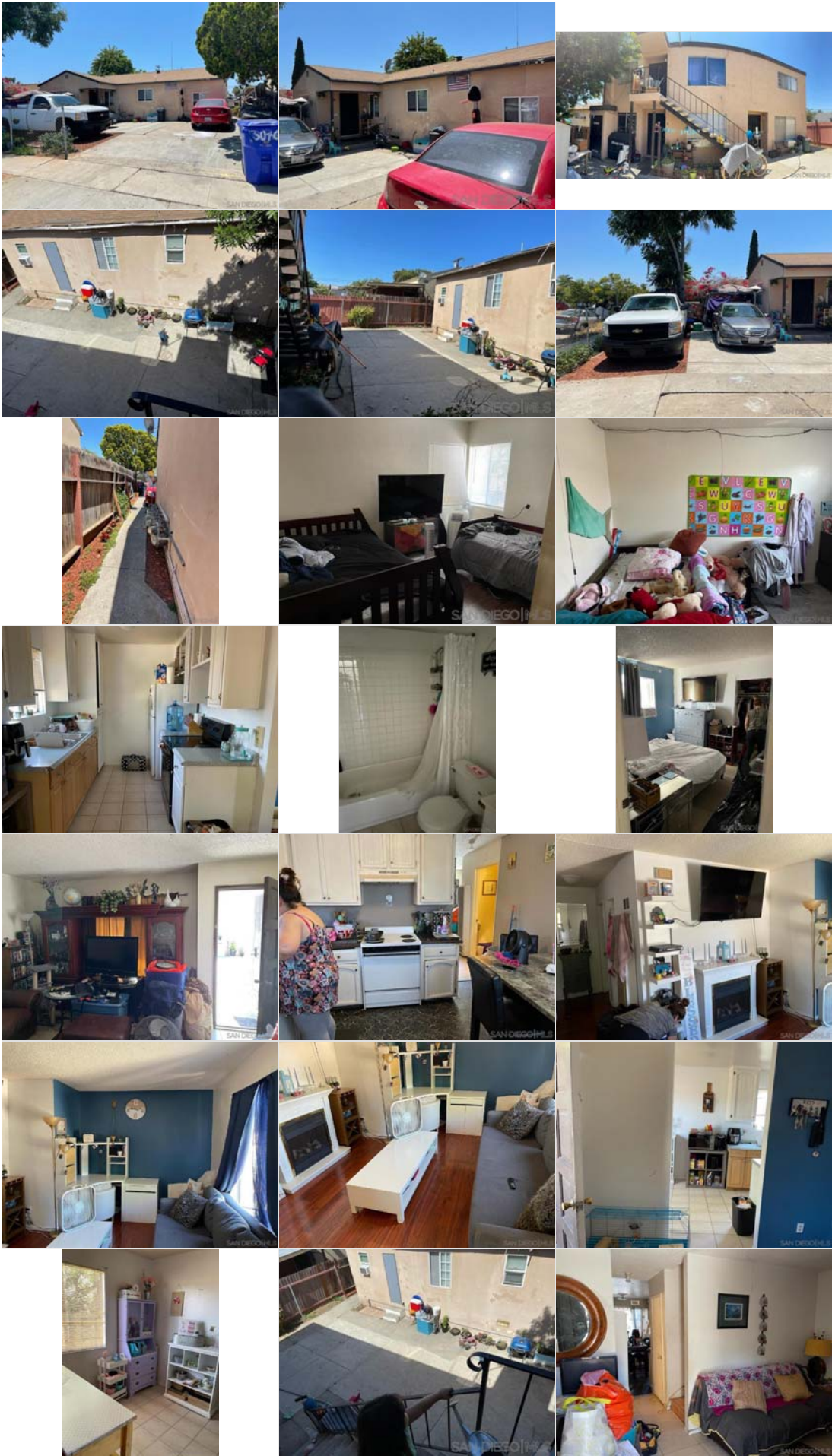
Michael Lembeck

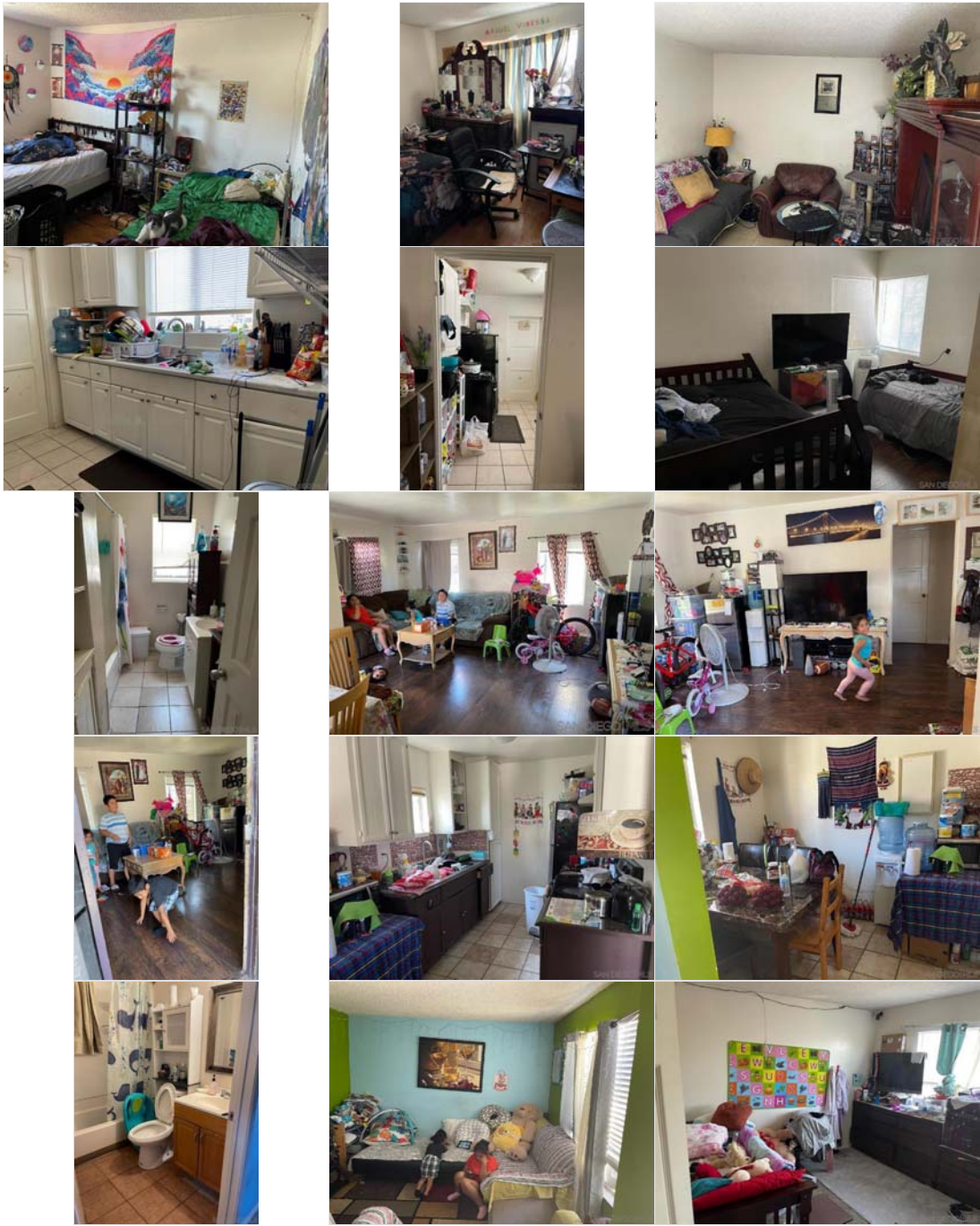
State License #: 01019397
Cell Phone: 714-742-3700

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: 210021348

Printed: 11/28/2021 12:59:09 PM

Closed •List / Sold: **\$4,100,000/\$4,100,000****1322 N 1st St • El Cajon 92021****7 days on the market****13 units • \$315,385/unit • 12,968 sqft • 19,908 sqft lot • \$316.16/sqft • Built in 1987****Listing ID: PW21227369****North of Greenfield**

1322 North 1st Street is a turnkey 13-unit apartment building in El Cajon, California. The asset is an attractively renovated 1987 construction with a coveted mix of 11 two-bed/one-and-one-half-bath and two three-bed/two-bath units. All units boast desirable townhome-style floor plans, in-unit laundry, central air and heating, and private patios. The property also features gated access, 21 surface parking spaces, and a shared back patio for tenants' enjoyment. The property is well-located proximate to the 8 and 67 freeways, a short five-minute drive to the Parkway Plaza shopping mall, and a nine-minute drive from the site of a future Amazon warehouse that is anticipated to bring a significant 300+ jobs to the area. 1322 North 1st Street has solid rents in place and offers a new investor seven percent potential upside. Furthermore, a RUBS program is in place to recoup utility costs, minimize owner expenses, and maximize the potential return on this excellent investment property in a growing market.

Facts & Features

- Sold On 11/22/2021
- Original List Price of \$4,100,000
- 1 Buildings
- Levels: Two
- 21 Total parking spaces
- \$12,277 (Estimated)
- Laundry: Inside
- Cap Rate: 4.35
- \$275400 Gross Scheduled Income
- \$178157 Net Operating Income
- 0 electric meters available
- 0 gas meters available
- 0 water meters available

Interior**Exterior**

- Lot Features: Rectangular Lot
- Sewer: Public Sewer

Annual Expenses

- Total Operating Expense: \$99,181
- Electric: \$0.00
- Gas: \$0
- Furniture Replacement:
- Trash: \$0
- Cable TV: 00000001
- Gardener:
- Licenses:
- Insurance: \$0
- Maintenance:
- Workman's Comp:
- Professional Management: 0
- Water/Sewer: \$0
- Other Expense:
- Other Expense Description:

Unit Details

	UNITS	BEDS	BATHS	GARAGE	FURNISHED?	ACTUAL RENT	TOTAL RENT	PRO FORMA
1:	11	2	2	0	Unfurnished	\$1,741	\$19,150	\$1,850
2:	2	3	2	0	Unfurnished	\$1,900	\$3,800	\$2,150

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
- Rent Controlled
- 92021 - El Cajon area
- San Diego County
- Parcel # 4840123100

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CUSTOMER FULL: Residential Income LISTING ID: PW21227369

Printed: 11/28/2021 12:59:09 PM

Search Criteria

Property Type is 'Residential Income'
Standard Status is 'Closed'
Contract Status Change Date is 11/21/2021 to 11/27/2021
County Or Parish is 'San Diego'
Number Of Units Total is 2+
Selected 10 of 10 results.