



8 # of Units  
8,910/VN Sqft  
10,511/VN Lot Size



Income  
SP \$3,100,000

\$  
Sold

Expected on Market	
Area	1505 Inglewood North
Subdivision	
Sold Price/SqFt	\$347.92
Vacancy	3
Total Bedrooms	14
Total Bathrooms	14.00
MLS#	19-514504
APN	4016-017-009

Type	# of Units	Bedrooms	Baths	Furnished	Rent	Actual Rent	Projected Rent
Unit 1	1	3	2.00	No	\$3,092.00	\$3,092.00	\$3,250.00
Unit 2	1	2	1.50	No	\$2,095.00	\$2,095.00	\$2,395.00
Unit 3	1	2	1.50	No	\$2,100.00	\$2,100.00	\$2,395.00
Unit 4	1	2	1.50	No	\$2,100.00	\$2,100.00	\$2,395.00
Unit 5	1	2	1.50	No	\$1,945.00	\$1,945.00	\$2,395.00
Unit 6	1	2	1.50	No	\$2,095.00	\$2,095.00	\$2,395.00
Unit 7	1	1	1.00	No	\$1,745.00	\$1,745.00	\$1,995.00
Unit 8	1	1	1.00	No	\$1,727.00	\$1,727.00	\$1,995.00

**Directions:** 1/2 block north of Centinela Blvd

**Remarks:** Sweet 2 story North Inglewood mid-century apartment building. Most units completely remodeled with new bathrooms and custom kitchens. The 2 bedroom units are 2 story townhouse style units. The front unit is a huge owner's type unit with inside laundry, a roof patio, real wood burning fireplace, large dining room, and a chef's kitchen. 11 total parking spots. Common laundry room. Building has been painted and is in great condition. Great investment for the savvy owner looking for a building that is done.

**Agent Remarks:** Inside with accepted offer. Seller prefers buyer to assume \$1,850,000 loan at 4.7%. Seller has a valid California Real Estate License.

**Showing Remarks:** Inside with accepted offer.

Income Details		Structure Info	Contract Info	DOM 57
Scheduled or Actual	Actual	Type of Units	wdFrmStucco	
Rent Control %		Year Built/Source	1964	
GOI	\$202,788	Stories	2	
Total Expense	\$0	Buildings	1	
NOI	\$0	Security		
Gross Income	\$202,788	Sewer		
Cap Rate		Style		
GRM	15.28	Prop Condition		
Actual AGR		View		
Actual GAI		Water		

Land/Parking Info		Community/Development	Sale/Sold Info
Zoning	INR3YY	Complex/Assoc Name	Contract Date
Addl Parcel	No	Tax Mello Roos	09-30-2019
Rent Control		Mgmt. Co. Name	Sold Date
Land Type		Mgmt. Co. Phone	\$3,100,000
Parking Type	Carport Attached, Carport Detached	Oth. Mgmt. Co. Name	Sold Price/SqFt
Total Parking	11	Oth. Mgmt. Co. Phone	\$347.92
Covered Parking			Sale Terms
Uncovered Parking			Cash to New Loan
			SP/LP
			100.03%

Interior Features		Exterior Features
AC/Cooling	None	Construction
Heating	Wall Gas	Exterior Constr
Equip/Appl	Range/Oven, Refrigerator	Pool
Flooring		Roofing
Laundry		Spa
Laundry Equip		Fence

Derrick Ruiz  
eXp Realty of California Inc DRE#: 01878277  
LA1 CALDRE#: 00919713

Phone / Cell: p: 424-240-9319 / c: 310-308-3174  
Email: derrick.ruiz@eXpRealty.com  
Office Phone: 888-584-9427

Austin Chen  
Keller Williams Beverly Hills DRE#: 01428775  
SA1 CALDRE#: 01898306

Phone / Cell: p: 310-948-2629 / c: 310-948-2629  
Email: austinchchen@gmail.com  
Office Phone: 310-432-6400

Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. The property may have video/surveillance devices. VESTAPLUS™ Copyright © 2020 by TheMLS™. Information deemed reliable but not guaranteed. Presented by: Derrick Ruiz CALDRE# 00919713

217 E HAZEL ST  
INGLEWOOD, CA 90302

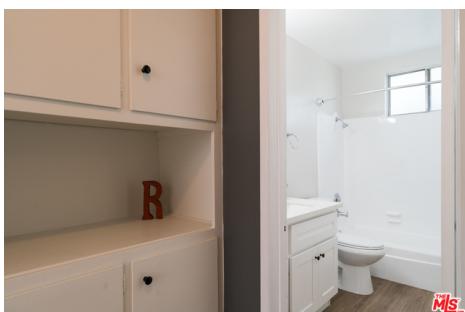
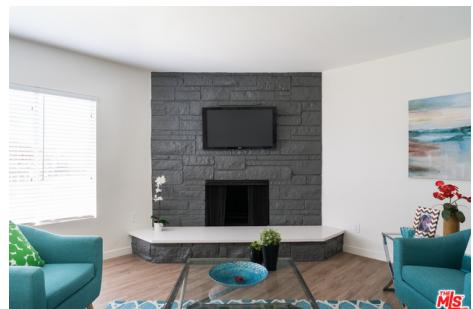
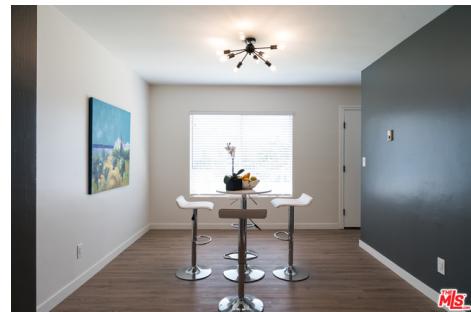
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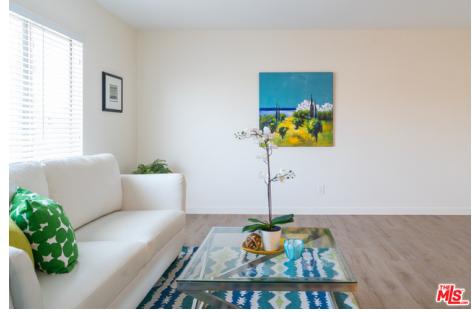
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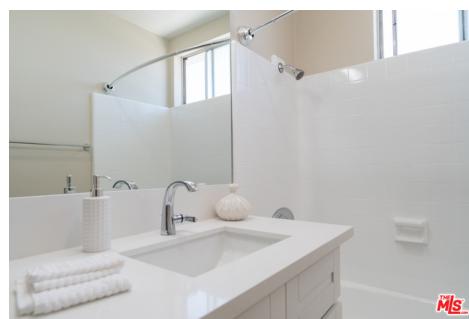
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