

# Hamptons

INTERNATIONAL



**313 E 36th St, Southeast Los Angeles, CA 90011**

6 B-1

**£1,100,000**

**(\$1,500,000)**

## Property details



### Attributes

 **Refurbished**

**313 E 36th St, Southeast Los Angeles, CA 90011**

**£1,100,000**

**(\$1,500,000)**

6 

## Description

13 E. 36th Street presents an attractive multi-family investment opportunity located in a rapidly improving area near the University of Southern California. The property comprises of five (5) residential units, offering a manageable unit count with strong income potential. Per title records, the property reflects 6 bedrooms and 5 bathrooms. However, several units have been reconfigured with additional, unpermitted bedrooms, resulting in a current functional layout of approximately 10 bedrooms and 5 bathrooms. Select units have been renovated over time as they became vacant, with interior improvements varying by unit, allowing for both in-place income and future value-add potential. The property is well situated in an up-and-coming neighborhood, within close proximity to shopping, dining, and public transportation, and just minutes from USC, making it highly appealing to the local rental market. Ongoing neighborhood development and infrastructure improvements further support long-term appreciation. This asset is ideal for investors seeking a value-add multifamily opportunity with upside through continued renovations, rent growth, and operational efficiencies in a high-demand rental corridor. Buyer is advised to conduct their own independent due diligence regarding unit count, bedroom configuration, permits, zoning, square footage, income, and all other matters of material importance. Agents and sellers make no representations or warranties, express or implied, as to the accuracy or completeness of the information provided.

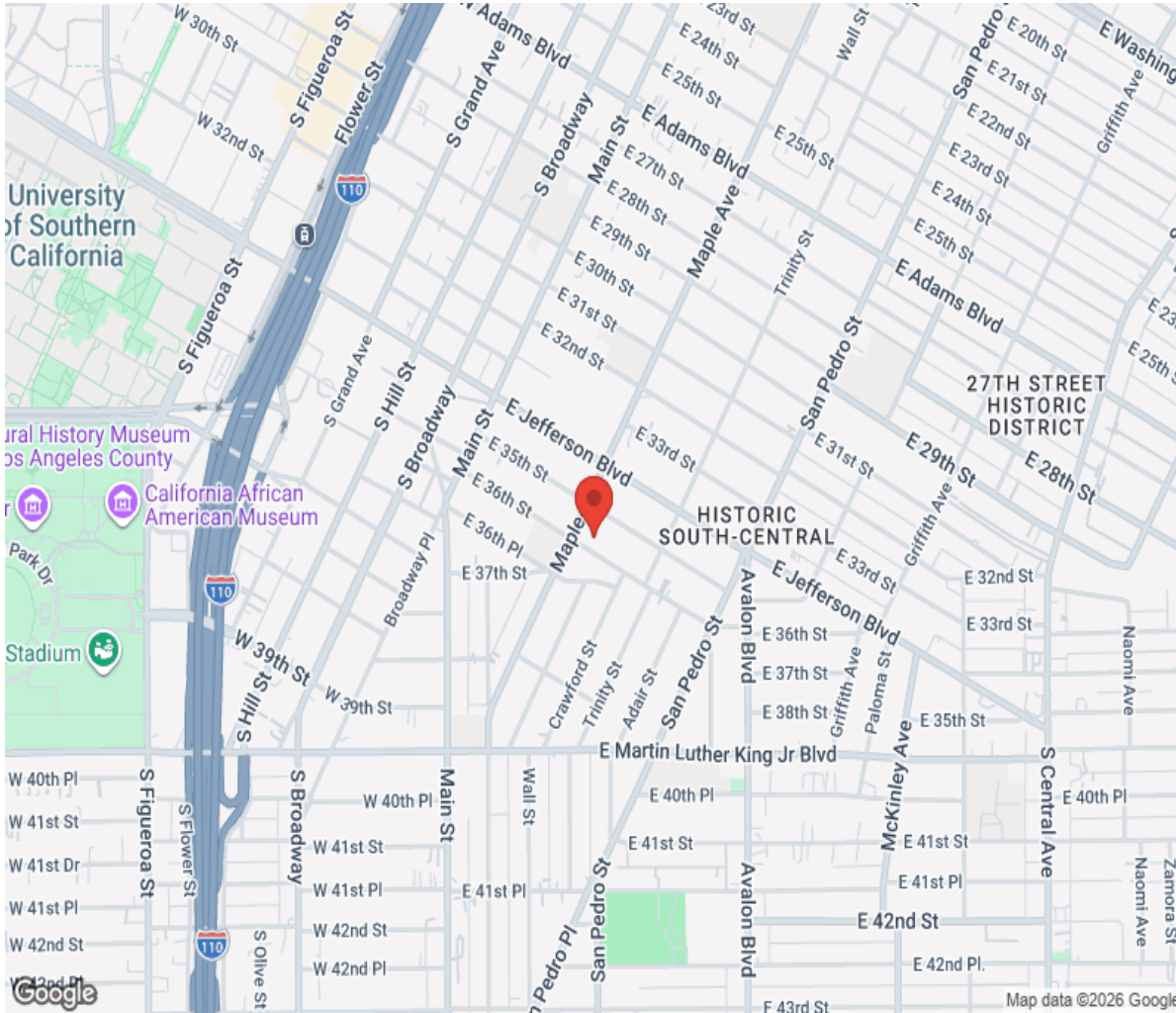








# Location



# Hamptons

INTERNATIONAL

**+44 (0)20 8618 4551**

**[international@hamptons.co.uk](mailto:international@hamptons.co.uk)**

**[www.hamptons-international.com](http://www.hamptons-international.com)**