



## East L.A. - Bread & butter

2+1 each w bonus room!

1029 S. Record , Los Angeles CA 90023

MLS: 16-183596    PRICE: \$1,119,000.00

Bedrooms: 10  
Year Built: 1963  
Parking: 5 Cars  
Floors: 2

Full Baths: 5  
Lot Size: 5423  
Sqft: 4448

### PROPERTY FEATURES:

- ▣ Living room

### OTHER FEATURES:

- ▣ NON-RENT CONTROL!!
- ▣ New Roof With permit
- ▣ Coin Laundry on-site
- ▣ Seperate Gas meters
- ▣ 5-parking spaces
- ▣ \$251.57/sq. ft
- ▣ seperate Electric meters
- ▣ 25% Down qualified; 14% ROI
- ▣ \$8,000/mo income

### PROPERTY DESCRIPTION:

LAR Realty is pleased to present this Non Rent Control, 5-unit building in Los Angeles' unincorporated area. The 1960's property offers (5) 2+1 units, however, due to their large size and "L" shape living room, each of the (5) units has had a third bedroom created within the legal space while still leaving a gracious living room space. The property has separate Electric & Gas Meters, a new permitted roof, a laundry room and master water heater. 5-parking spaces and plenty of street parking Agent Remarks : contact lu at lu@larrealty.com

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