

4-Unit Apartment Building

**1864 11th Avenue @ East 19th Street
Oakland, CA**

Asking Price: \$1,350,000



VACANT - 2-story building – 4 – 2bd/1ba units – Building size: 3,528 sq. ft.
Lot size: 4,130 sq. ft. - Construction: wood - Year built: 1924 - Parking – 3 car
APN: 021-0237-001 – gas wall heaters – electrical – fuse boxes



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4-Unit Apartment Building

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Projected Income: \$120,000

Unit	Unit Type	Market Rent
1	2bd/1ba	\$2,500
2	2bd/1ba	\$2,500
3	2bd/1ba	\$2,500
4	2bd/1ba	\$2,500
Total		\$10,000

Expenses w/o Taxes: \$9,005

Insurance:	\$4,000
PG&E:	\$725
Water:	\$2,250
Garbage:	\$2,030



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