

# \$3,195,000 - 3005 Vancouver Ave., San Diego

MLS® #250024612SD

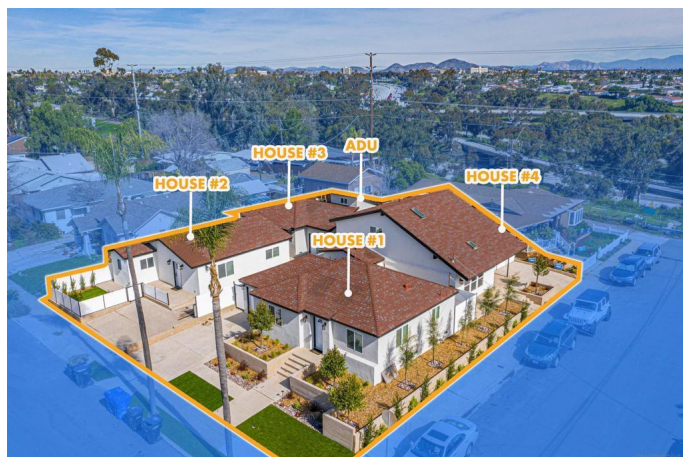
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**\$3,195,000**

0 Bedroom, 0.00 Bathroom,  
Commercial Sale on 0 Acres

N/A, San Diego,

Bring ALL OFFERS!! Residential Financing Available!!! Rare Investment Opportunity in Prime North Park! Exceptional opportunity to own 4 fully remodeled single-family homes plus one permitted ADU, situated on two separate parcels totaling 8,467 SF. All units have been completely remodeled and stylishly updated with high-quality finishes, offering turnkey condition and immediate rental income. The property is currently grossing approximately \$18,000/month, providing strong cash flow with minimal management required. Perfect for investors, owner-users, or those looking for short-term rental potential. Nowhere else in North Park can you find even a single-family home for under \$1M! Let alone four plus a permitted ADU. This offering presents unbeatable value in one of San Diego's most desirable neighborhoods. Ideal for multigenerational living, house hacking, or portfolio expansion. Don't miss this rare opportunity to own a high-performing asset in the heart of North Park.



## Essential Information

MLS® #	250024612SD
Price	\$3,195,000
Bathrooms	0.00
Acres	0.00
Type	Commercial Sale

Sub-Type	Mixed Use
Status	Closed
Listing Agent	Krista Losito
Listing Office	KB Investments

### **Community Information**

Address	3005 Vancouver Ave.
Area	92104 - North Park
Subdivision	N/A
City	San Diego
County	San Diego
Zip Code	92104

### **Additional Information**

Date Listed	April 7th, 2025
Days on Market	122
Short Sale	N
RE / Bank Owned	N

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