

\$3,000,000 - 4052 Oregon Street, San Diego

MLS® #250046288SD

\$3,000,000

0 Bedroom, 0.00 Bathroom,
Commercial Sale on 0 Acres

N/A, San Diego,

\$200K PRICE IMPROVEMENT!!! 9 Unit Apartment Building in North Park For Sale!
4.5% CAP RATE. 14.9 GRM. Property is gated with intercom access, 4 Garages in the alley and 4 tandem off-street parking spaces in front. The property is conveniently located across the street from the North Park Recreation Center and Community Park and in walking distance to multiple eateries. Unit interiors have been substantially renovated, and the concrete parking area in front was recently replaced. Large multifamily housing project on the North side of the property is currently under construction and may lead to a significant positive effect on the 4052 Oregon Street's market rents once project is completed and fully leased. ---Bring all offers / Owner may consider a seller carry back---



Essential Information

MLS® #	250046288SD
Price	\$3,000,000
Bathrooms	0.00
Acres	0.16
Type	Commercial Sale
Sub-Type	Mixed Use
Status	Closed
Listing Agent	Daniel Melroy
Listing Office	Melroy Investments Inc

Community Information

Address 4052 Oregon Street
Area 92104 - North Park
Subdivision N/A
City San Diego
County San Diego
Zip Code 92104

Amenities

Parking Spaces 12

Exterior

Exterior Stucco
Roof Composition
Construction Stucco

Interior

Heating Wall Furnace

Additional Information

Date Listed December 30th, 2025
Short Sale N
RE / Bank Owned N

Based on information from California Regional Multiple Listing Service, Inc. as of January 22nd, 2026 at 8:21pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.