

\$2,469,000 - 5700 La Mirada Avenue, Los Angeles

MLS® #25492209

\$2,469,000

4 Bedroom, 4.00 Bathroom, 8,445 sqft

Residential Income on 0 Acres

N/A, Los Angeles,

Highest Cap rate, Lowest GRM ! Exceptional chance to own a multifamily property in a thriving Hollywood location, surrounded by multimillion-dollar developments. This offering includes both 5700 La Mirada and 5704 La Mirada Ave., 4 buildings, 13 units across 15,000 sq. ft. of R3-zoned land, providing immediate rental income (estimated 7% cap) and future development potential. Nine units have been remodeled, enhancing value and appeal. Whether you're looking to maximize returns now or pursue a larger redevelopment project, this prime location offers incredible growth potential. Don't miss out on this rare opportunity! This sale includes 4 buildings and 2 APNS (5536-005-013 & 5536-005-014). All income and expenses are estimated. Buyers and buyers' agent to verify.



Essential Information

| | |
|----------------|------------------------|
| MLS® # | 25492209 |
| Price | \$2,469,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Square Footage | 8,445 |
| Acres | 0.35 |
| Type | Residential Income |
| Status | Closed |
| Listing Agent | Maria Samouha |
| Listing Office | Coldwell Banker Realty |

Community Information

| | |
|-------------|-----------------------|
| Address | 5700 La Mirada Avenue |
| Area | C20 - Hollywood |
| Subdivision | N/A |
| City | Los Angeles |
| County | Los Angeles |
| Zip Code | 90038 |

Amenities

| | |
|----------------|----------|
| Parking Spaces | 13 |
| Parking | Assigned |
| # of Garages | 5 |
| Garages | Assigned |

Interior

| | |
|--------------|-----|
| # of Stories | 2 |
| Stories | Two |

Additional Information

| | |
|-----------------|--------------------|
| Date Listed | February 3rd, 2025 |
| Days on Market | 23 |
| Zoning | LAR3 |
| Short Sale | N |
| RE / Bank Owned | N |

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