

\$3,300,000 - 11296 Brookhaven Avenue, Los Angeles

MLS® #25522651

\$3,300,000

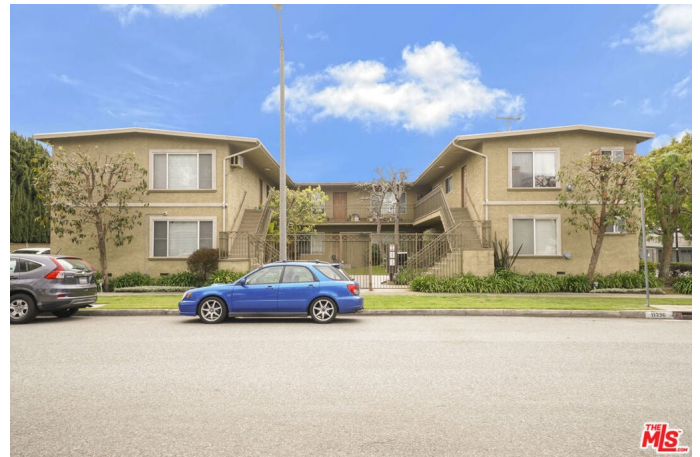
16 Bedroom, 12.00 Bathroom, 6,292 sqft

Residential Income on 0 Acres

N/A, Los Angeles,

TWO units delivered VACANT - 11296

Brookhaven Ave presents a rare opportunity to acquire a twelve-unit multifamily asset in the highly sought-after West Los Angeles submarket. Ideally positioned in Rancho Park, adjacent to Sawtelle and Cheviot Hills, the property offers residents convenient access to a diverse array of shopping, dining, and entertainment options. Situated on an 8,626 SF lot, the building features 6,292 SF of rentable space, comprising four (4) two-bedroom, one-bath units, four (4) one-bedroom, one bath units, and four (4) studio units. Additionally, the property offers significant ADU potential, providing investors with an opportunity to further maximize rental income and value. This rarely traded asset is located in one of the most desirable rental markets in Los Angeles, offering over 26% rental upside. With strong appreciation potential and the ability to unlock additional income through ADU development, this offering represents a compelling opportunity for a savvy investor.



Built in 1958

Essential Information

MLS® #	25522651
Price	\$3,300,000
Bedrooms	16
Bathrooms	12.00

Square Footage	6,292
Acres	0.20
Year Built	1958
Type	Residential Income
Status	Closed
Listing Agent	Nathan Shaolian
Listing Office	Kidder Mathews of California, Inc.

Community Information

Address	11296 Brookhaven Avenue
Area	WLA - West Los Angeles
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90064

Amenities

Parking Spaces	8
Parking	Covered
Garages	Covered

Interior

Appliances	Dryer, Washer
Heating	Natural Gas
# of Stories	2
Stories	Multi/Split, Two

Additional Information

Date Listed	March 31st, 2025
Days on Market	91
Zoning	LAR1
Short Sale	N
RE / Bank Owned	N

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