

\$13,350,000 - 10933 Huston Street, North Hollywood

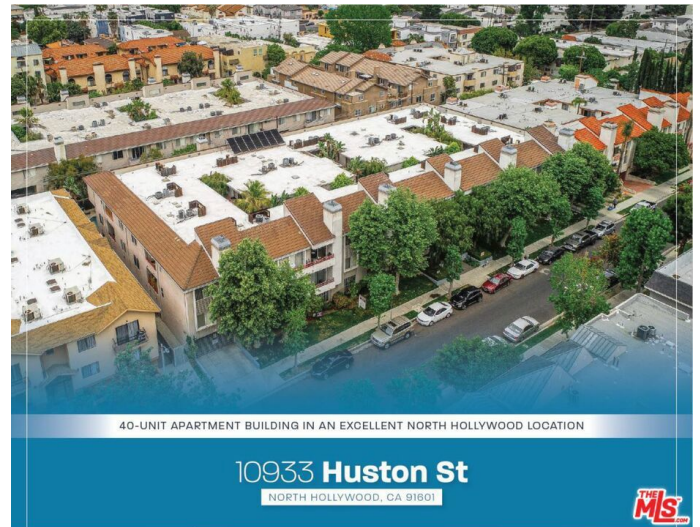
MLS® #25542513

\$13,350,000

3 Bedroom, 3.00 Bathroom, 37,088 sqft
Residential Income on 1 Acres

N/A, North Hollywood,

Offered for the first time in decades, 10933 Huston Street, a rare 40-unit multifamily investment opportunity in a prime North Hollywood location. Built in 1989, this property is not subject to LA City Rent Control (Only subject to CA State Rent Control AB 1482). Sold by the family of the original developer, this pride-of-ownership property has been meticulously maintained under long-term ownership and is now ready for its next chapter. With significant rental upside potential, the property offers investors the opportunity to modernize units and maximize returns in a submarket known for strong rental demand and continued growth. Ideally situated on a quiet tree-lined street, just east of Vineland, it is just minutes from the vibrant NoHo Arts District, Toluca Lake and Studio City. The property offers an exceptional blend of neighborhood charm and urban convenience. Tenants enjoy proximity to major employment centers, boutique shopping, trendy dining, and the North Hollywood Metro Station providing seamless access to the greater Los Angeles area via the Red Line and Orange Line Busway. The building features a desirable unit mix of 37 spacious 2-bedroom/2-bath units and 3 well-appointed 1-bedroom/1-bath units with central A/C & Heat, catering to a wide range of renters from professionals to families. Many of the Two bedroom units have dual master suite floorplans. There is also a Large Rec Room/Studio with potential to be converted to



an ADU(Buyer to verify).Located near top-rated schools, community parks, and major freeways including the 101, 134 and 170, 10933 Huston St. is perfectly positioned in a high-demand rental corridor. With its unmatched location, proven stability, and clear value-add potential, this legacy asset is a must-see for investors seeking a foothold in the North Hollywood market.

Built in 1989

Essential Information

| | |
|----------------|--------------------|
| MLS® # | 25542513 |
| Price | \$13,350,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Square Footage | 37,088 |
| Acres | 0.74 |
| Year Built | 1989 |
| Type | Residential Income |
| Status | Closed |
| Listing Agent | Brett Sanson |
| Listing Office | Marcus & Millichap |

Community Information

| | |
|-------------|-----------------------|
| Address | 10933 Huston Street |
| Area | NHO - North Hollywood |
| Subdivision | N/A |
| City | North Hollywood |
| County | Los Angeles |
| Zip Code | 91601 |

Amenities

| | |
|----------------|--------------------|
| Parking Spaces | 77 |
| Parking | Underground, Gated |
| Garages | Underground, Gated |

Interior

| | |
|---------|---------|
| Heating | Central |
|---------|---------|

| | |
|--------------|-------------|
| Cooling | Central Air |
| # of Stories | 2 |
| Stories | Two |

Additional Information

| | |
|-----------------|----------------|
| Date Listed | May 21st, 2025 |
| Days on Market | 89 |
| Zoning | LAR3 |
| Short Sale | N |
| RE / Bank Owned | N |

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