

# \$1,075,000 - 1270 35th Place, Los Angeles

MLS® #DW24183924

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## \$1,075,000

6 Bedroom, 4.00 Bathroom,  
Residential Income on 0 Acres

N/A, Los Angeles,

Four units and 2 available at the close of escrow!! Two separate stand alone units and one duplex, a total 6 Bedrooms 4 Baths 2,358 sq ft. 4, 928 lot. The site is zoned LARD1.5 and is in a Tier 3 TOC zone. Property is within the highly desirable USC DPS security patrol zone and is in a popular student housing rental neighborhood. Back Unit has been recently renovated with hardwood floors, new open kitchen, new bath with sky light, spa, double showers and with private gated area. Nicely maintained drought tolerant landscaping. Great Opportunity for Investor or Developer near USC. Close to University Park, USC Campus, Exposition Park, Museum of Natural History, DTLA, and the Expo Metro line. Near I-10 & I-110 freeways.



Built in 1905

## Essential Information

MLS® #	DW24183924
Price	\$1,075,000
Bedrooms	6
Bathrooms	4.00
Acres	0.11
Year Built	1905
Type	Residential Income
Sub-Type	Quadruplex
Status	Closed
Listing Agent	Salvador Serrano

Listing Office      Tri-Pillar Realty

## Community Information

Address              1270 35th Place  
Area                  C23 - Metropolitan  
Subdivision        N/A  
City                   Los Angeles  
County               Los Angeles  
Zip Code            90007

## Amenities

Utilities             Water Connected, Cable Available  
View                  None  
Pool                   None  
Security              Smoke Detector(s)

## Exterior

Lot Description    ZeroToOneUnitAcre  
Roof                   Shingle  
Foundation        Raised

## Interior

Interior              Wood  
Interior Features   Ceiling Fan(s), All Bedrooms Down  
Heating              ENERGY STAR Qualified Equipment  
Cooling               Wall/Window Unit(s)  
Fireplaces           None  
# of Stories          1  
Stories                One

## Additional Information

Date Listed          September 4th, 2024  
Days on Market    239  
Zoning                LARD 1.5  
Short Sale           N  
RE / Bank Owned   N

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