

\$1,250,000 - 1917 E 2nd Street, Los Angeles

MLS® #DW25192363

\$1,250,000

7 Bedroom, 4.00 Bathroom,
Residential Income on 0 Acres

N/A, Los Angeles,

This charming four-unit apartment property is located in the high demand rental market of Boyle Heights in East Los Angeles. Three of the four units are currently occupied and one of the units (2 bed 1 bath), is currently vacant, creating an excellent opportunity for an owner-occupant or an investor who is looking to lease out the final unit to realize a strong cap rate of 6.7%. The property enjoys a large lot which has allowed the landlord to gain full RTI (Ready to Issue) permit approval for the construction of TWO new ADU units at the rear of the lot. A buyer can pull the permits and immediately begin construction. Although the building was originally built in 1900 the building suffered significant fire damage in October 2022 and it has been completely rebuilt. The first floor was taken down to the studs with all interior components being new construction. The second floor is where the fire originated and the entire second floor was demolished and rebuilt, including brand new frame. Due to the neighborhood's historic designation, the building had to be rebuilt in the same style that existed prior to the fire. **DON'T MISS THIS OPPOTUNITY TO OWN A NEARLY BRAND NEW INVESTMENT PROPERTY WITH STRONG INCOME IN ONE OF LOS ANGELES' MOST UP AND COMING NEIGHBORHOODS!**



Built in 2024

Essential Information

MLS® #	DW25192363
Price	\$1,250,000
Bedrooms	7
Bathrooms	4.00
Acres	0.15
Year Built	2024
Type	Residential Income
Sub-Type	Quadruplex
Status	Closed
Listing Agent	Christopher Comfort
Listing Office	Apex Properties

Community Information

Address	1917 E 2nd Street
Area	BOYH - Boyle Heights
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90033

Amenities

Parking Spaces	8
Parking	Tandem, Uncovered
Garages	Tandem, Uncovered
Pool	None

Exterior

Lot Description	Rectangular Lot
-----------------	-----------------

Interior

# of Stories	2
--------------	---

Additional Information

Date Listed	August 26th, 2025
Days on Market	67
Zoning	LARD1.5
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of April 28th, 2026 at 9:57pm PDT. 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.