

# **\$559,000 - 331 25th Street, San Bernardino**

MLS® #IG25045120

**\$559,000**

3 Bedroom, 2.00 Bathroom, 1,790 sqft

Residential on 0 Acres

N/A, San Bernardino,

~~2 HOMES ON 1 LOT~~ Live in 1 and rent out the other. Awesome opportunity for first-time investor or to add to your real estate portfolio. Total SF of both units is 1790 SF.

The Main House is 2 bedrooms / 1 bath, 1303 SF. Classic mid -century, single-story home on historic street. Spanish style roof. 12 inch tile, built-in shelving. Great Room has ceiling fan and built-in shelving. Open kitchen with white tile counters. Dining area with additional built-in shelving. 2 Large bedrooms and bathroom with vintage tile. Laundry area.

Gated parking and detached 2 car garage with laundry hook-ups. Private back yard with patio cover and green lawn. Central HVAC! New carpet! UNIT 2 is 487 SF with 1 bedroom and 1 bath. Tenant in place in Unit 2 if new owner wants an excellent tenant. Paver patio. Living Room with carpet opens to Kitchen with white tile counters. Central A/C installed in 2018.

Mountain views, central location near schools , shopping. Easy access the 210 FWY. NO HOA! Low Tax Rate! Don't miss this opportunity!



Built in 1926

## **Essential Information**

MLS® #	IG25045120
Price	\$559,000
Bedrooms	3
Bathrooms	2.00

Full Baths	2
Square Footage	1,790
Acres	0.17
Year Built	1926
Type	Residential
Sub-Type	Duplex
Status	Closed
Listing Agent	Michael Espiritu
Listing Office	REDFIN

## Community Information

Address	331 25th Street
Area	274 - San Bernardino
Subdivision	N/A
City	San Bernardino
County	San Bernardino
Zip Code	92405

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Electricity Available, Natural Gas Available, Sewer Available, Water Available
Parking Spaces	2
Parking	Driveway, Garage, Concrete, Door-Single, Driveway Level, Garage Faces Front
# of Garages	2
Garages	Driveway, Garage, Concrete, Door-Single, Driveway Level, Garage Faces Front
View	Mountain(s), Neighborhood
Pool	None

## Exterior

Lot Description	Sprinklers In Rear, Sprinklers In Front, Street Level
Roof	Composition

## Interior

Interior	See Remarks
Interior Features	Ceiling Fan(s), Eat-in Kitchen, Storage, Built-in Features, Unfurnished
Appliances	Gas Oven

Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	San Bernardino City Unified
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## Additional Information

Date Listed	March 1st, 2025
Days on Market	65
Short Sale	N
RE / Bank Owned	N

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