

\$33,000,000 - 1522 Almond Avenue, Orange

MLS® #OC23099544

\$33,000,000

8 Bedroom, 6.00 Bathroom,
Residential Income on 3 Acres

N/A, Orange,

Orange Grove Apartments is a 10-property, 78-unit multifamily investment property located in Orange, CA. Orange Grove Apartments includes: 1522 West Almond Avenue, 1610 West Almond Avenue, 220 South McCoy Road, 221 South McCoy Road, 230 South McCoy Road, 231 South McCoy Road, 254 South McCoy Road, 255 South McCoy Road, 264 South McCoy Road, and 265 South McCoy Road. Orange Grove Apartments offers 6, 2 bed/1 bath units and 72, 2 bed/1.5 bath townhome units. The property features highly desirable amenities including private patios, ample garage parking, and in-unit laundry machines. Current ownership has invested significant capital into improvements at the property to provide a luxury living experience for its residents. 50 of the 78 units have been renovated with high-quality finishes and upgrades including new appliances, plumbing fixtures, flooring, cabinetry, paint, and more. Orange Grove Apartments is situated within walking distance of Chapman Avenue, the bustling thoroughfare that grants residents convenient access to everyday needs. Additionally, the property is within 1 mile of Old Towne Orange, placing residents moments from a plethora of eclectic retail, dining, and entertainment options. Orange Grove Apartments is also located just over 1 mile from the Platinum Triangle, which is home to some of Orange County's most popular destinations, including Angel Stadium and The Honda Center. The property is also just over 1



mile from The Outlets at Orange, providing residents an easy commute to numerous retail amenities. Furthermore, Orange Grove Apartments benefits from its close proximity to the Interstate 5 and State Route 22 Interchange, connecting residents to employment hubs throughout Orange and Los Angeles Counties. Given the property's fantastic location and its high-quality upgrades, Orange Grove Apartments is well suited to provide investors with strong returns and value appreciation over the long-term investment horizon.

Built in 1957

Essential Information

MLS® #	OC23099544
Price	\$33,000,000
Bedrooms	8
Bathrooms	6.00
Acres	2.53
Year Built	1957
Type	Residential Income
Sub-Type	Apartment
Status	Closed
Listing Agent	Tyler Leeson
Listing Office	Marcus & Millichap RE Invest

Community Information

Address	1522 Almond Avenue
Area	OTO - Old Towne Orange
Subdivision	N/A
City	Orange
County	Orange
Zip Code	92868

Amenities

Pool	None
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Exterior

Lot Description	Landscaped, Street Level
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Interior

Appliances	Dryer, Washer
# of Stories	2
Stories	Two

Additional Information

Date Listed	June 6th, 2023
Days on Market	63
Short Sale	N
RE / Bank Owned	N

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