

# **\$2,450,000 - 1360 Euclid Avenue, Long Beach**

MLS® #PW24249846

**\$2,450,000**

1 Bedroom, 2.00 Bathroom,  
Residential Income on 0 Acres

Eastside (ES), Long Beach,

**\*\*SELLER FINANCING AVAILABLE\*\*** Discover this charming Spanish-style 13-unit apartment building nestled in the heart of Long Beach's vibrant East Side neighborhood. Combining timeless architectural appeal with modern upgrades, this property presents an exceptional opportunity for investors seeking a value-add asset with significant income potential. With a remarkable 35% upside in rents, a new owner can unlock tremendous cash flow while capitalizing on the extensive improvements already completed.

Improvements include the installation of 13 new wall heaters (1990), a full repipe of gas lines (1998), a complete replacement of water supply lines (2006), 14 new electric meters (1990), double-pane vinyl windows throughout (2017), new 100 gallon water heater (2022), and all ABS plastic drain lines. The original floor plans also offer an opportunity for reconfiguration to unlock even more rental income potential. This reconfiguration has already been completed on unit #10. Seller financing is available for qualified buyers. Seller's will consider carrying financing with 25% down, 5% interest rate, and up to a 10 year loan term. Financing terms are dependent on offer price.



Built in 1923

## **Essential Information**

MLS® #

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Price	\$2,450,000
Bedrooms	1
Bathrooms	2.00
Acres	0.15
Year Built	1923
Type	Residential Income
Sub-Type	Apartment
Status	Closed
Listing Agent	Cody Charnell
Listing Office	Sage Real Estate Group, Inc.

## Community Information

Address	1360 Euclid Avenue
Area	3 - Eastside, Circle Area
Subdivision	Eastside (ES)
City	Long Beach
County	Los Angeles
Zip Code	90804

## Amenities

Parking	None
Garages	None
Pool	None

## Exterior

Lot Description	ElevenToFifteenUnitsAcre
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## Interior

Heating	Wall Furnace
# of Stories	2

## Additional Information

Date Listed	December 16th, 2024
Days on Market	129
Zoning	LBR2N
Short Sale	N
RE / Bank Owned	N

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