

# \$1,350,000 - 1680 22nd Street, Los Angeles

MLS® #PW25077676

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## \$1,350,000

10 Bedroom, 6.00 Bathroom,  
Residential Income on 0 Acres

N/A, Los Angeles,

Back on Market with New Pricing!! 1680 W. 22nd Street offers six well-designed units in the rapidly-growing and highly-desirable West Adams neighborhood. This 5,000 SF property features spacious floor plans averaging approximately 833 SF per unit, with a highly attractive unit mix of four 2-bedroom units and two 1-bedroom units. With approximately 35% upside in rents, investors will find strong value-add potential. The property also includes a surface parking lot with six spaces and potential for ADU development under SB 1211 (Buyer to investigate). Additional income is generated through on-site, seller-owned coin-operated laundry machines. The property is located just 1.4 miles from USC and its 47,000+ student population, along with 25,000 faculty and staff. This property offers strong rental demand and long-term growth potential.



Built in 1964

## Essential Information

MLS® #	PW25077676
Price	\$1,350,000
Bedrooms	10
Bathrooms	6.00
Acres	0.15
Year Built	1964
Type	Residential Income
Sub-Type	Mixed Use

Status	Closed
Listing Agent	Everett Wong
Listing Office	Greysteel California, Inc.

### **Community Information**

Address	1680 22nd Street
Area	C37 - Metropolitan South
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90007

### **Amenities**

Parking Spaces	6
Pool	None

### **Exterior**

Lot Description	ZeroToOneUnitAcre
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### **Interior**

# of Stories	2
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### **Additional Information**

Date Listed	April 8th, 2025
Days on Market	82
Zoning	LAR2
Short Sale	N
RE / Bank Owned	N

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