

\$1,670,000 - 1432 Gaviota Avenue, Long Beach

MLS® #PW25157783

\$1,670,000

1 Bedroom, 10.00 Bathroom,
Residential Income on 0 Acres

Poly High (PH), Long Beach,

Now available in one of Long Beach's most affordable and high-demand rental neighborhoods, this charming 10-unit Spanish-style apartment building offers a rare blend of character and cash flow. The property features (9) studio units and (1) 1-bedroom/1-bath unit along with a convenient on-site laundry room. With a strong annual gross income of \$187,260 and an attractive 6.2% cap rate, this asset presents an excellent opportunity for investors seeking stable returns in a supply-constrained rental market. 4 of the units currently pay RUBS which generates \$490/mo. Don't miss this chance to own a classic, income-producing property in a thriving Long Beach location.



Built in 1923

Essential Information

MLS® #	PW25157783
Price	\$1,670,000
Bedrooms	1
Bathrooms	10.00
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	1432 Gaviota Avenue
Area	9 - Poly High
Subdivision	Poly High (PH)
City	Long Beach
County	Los Angeles
Zip Code	90813

Amenities

Parking	None
Garages	None
Pool	None

Exterior

Lot Description	SixToTenUnitsAcre
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Interior

Heating	Wall Furnace
Cooling	None
# of Stories	1
Stories	One

Additional Information

Date Listed	July 14th, 2025
Days on Market	56
Zoning	LBR2N
Short Sale	N
RE / Bank Owned	N

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