

\$1,699,000 - 11609 208th Street, Lakewood

MLS® #PW25162914

\$1,699,000

4 Bedroom, 2.00 Bathroom,
Residential Income on 0 Acres

none, Lakewood,

Rare Lakewood Fourplex - Turnkey
Investment Opportunity

Pride of ownership 4-unit property on an oversized 10,510 sq ft lot. Unit mix: (3) 2BD/1BA + (1) 2BD+bonus/1BA totaling 3,120 sq ft. Each unit features a private garage and in-unit laundry. Property includes 4 additional parking spaces, fenced yard, courtyard BBQ area with stack-stone landscaping. Recent upgrades: new roof (2025) right building, New roof left side structures in 2019, Main water line replaced to each unit 2017, fresh exterior paint. Fully occupied with quality long-term tenants. Separately metered gas/electric, owner pays water. Investment Metrics: \$97,980 gross income, \$69,404 NOI, 4.08% cap rate. Immediate cash flow with upside potential in prime Lakewood location.



Built in 1947

Essential Information

MLS® #	PW25162914
Price	\$1,699,000
Bedrooms	4
Bathrooms	2.00
Acres	0.24
Year Built	1947
Type	Residential Income
Sub-Type	Quadruplex
Style	Traditional

Status	Closed
Listing Agent	Philip Dematteo
Listing Office	First Team Real Estate

Community Information

Address	11609 208th Street
Area	28 - Lakewood City
Subdivision	none
City	Lakewood
County	Los Angeles
Zip Code	90715

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	8
Parking	Garage, On Site
# of Garages	4
Garages	Garage, On Site
View	Neighborhood
Pool	None

Exterior

Exterior	Drywall, Stucco
Lot Description	Cul-De-Sac
Roof	Composition, Shingle
Construction	Drywall, Stucco
Foundation	Slab

Interior

Interior Features	All Bedrooms Down, Granite Counters
Appliances	Gas Range, Refrigerator
Heating	Wall Furnace
Cooling	Wall/Window Unit(s)
Fireplaces	None
# of Stories	1
Stories	One

Additional Information

Date Listed	June 5th, 2025
Days on Market	163
Zoning	LKMFR*
Short Sale	N
RE / Bank Owned	N

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