

\$3,600,000 - 1118 Fairfax Avenue, Los Angeles

MLS® #PW25197767

\$3,600,000

5 Bedroom, 5.00 Bathroom,
Residential Income on 0 Acres

N/A, Los Angeles,

Presenting a rare opportunity to acquire a well-maintained 16-unit multifamily property prominently located along one of LA's iconic North/South avenues. Offered at an 11.3x GRM, 1118 S. Fairfax features a diverse and attractive unit mix of 3 studios, 7 one-bedrooms, and 6 two-bedrooms with upside in rents close to 40% from current to market. The property is ideally positioned in the high-demand Carthay Square/Wilshire Vista area, where residents benefit from excellent connectivity to major employment hubs and close proximity to renowned dining, retail, and cultural destinations - making this a prime investment in one of LA's most dynamic rental submarkets. 1118 S. Fairfax will be delivered with two (2) renovated one-bedroom vacant units which are ready for immediate occupancy - or additional value-add improvements. The mandatory soft-story seismic retrofit has been completed.



Built in 1955

Essential Information

MLS® #	PW25197767
Price	\$3,600,000
Bedrooms	5
Bathrooms	5.00
Acres	0.27
Year Built	1955
Type	Residential Income

Sub-Type	Mixed Use
Status	Closed
Listing Agent	Everett Wong
Listing Office	Greysteel California, Inc.

Community Information

Address	1118 Fairfax Avenue
Area	C16 - Mid Los Angeles
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90019

Amenities

Parking Spaces	20
Parking	Attached Carport
# of Garages	10
Garages	Attached Carport
Pool	None

Exterior

Lot Description	ZeroToOneUnitAcre
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Interior

# of Stories	2
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Additional Information

Date Listed	September 1st, 2025
Days on Market	32
Zoning	LAR4
Short Sale	N
RE / Bank Owned	N

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