

\$695,000 - 716 80th Street, Los Angeles

MLS® #SB25010653

\$695,000

6 Bedroom, 4.00 Bathroom,
Residential Income on 0 Acres

N/A, Los Angeles,

Discover this 4-unit bungalow-style property located in South Los Angeles. Offering a total of 2,798 SF of living space on a spacious 9,301 SF lot, this property features a unit mix of (2) 2-bed/1-bath units and (2) 1-bed/1-bath units. The bungalow-style units provide added comfort and space for tenants, enhancing their appeal and livability. Additionally, a separate structure with four 1-car garages offers potential for ADU conversion (buyer to verify), adding significant value. With incredible upside potential, the property boasts a 11.50% market CAP rate, a 6.66 market GRM, and a remarkable 95% rental upside. Conveniently located right off Manchester Ave with easy access to the 110 Freeway, this property presents a prime opportunity in a growing South LA neighborhood.



Built in 1933

Essential Information

MLS® #	SB25010653
Price	\$695,000
Bedrooms	6
Bathrooms	4.00
Acres	0.21
Year Built	1933
Type	Residential Income
Sub-Type	Mixed Use
Status	Closed

Listing Agent	Brett Lyon
Listing Office	Lyon Stahl Investment Real Estate, Inc.

Community Information

Address	716 80th Street
Area	C36 - Metropolitan Southwest
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90044

Amenities

Parking Spaces	8
Parking	Garage
# of Garages	4
Garages	Garage
Pool	None

Exterior

Lot Description	TwoToFiveUnitsAcre
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Interior

# of Stories	1
Stories	One

Additional Information

Date Listed	February 10th, 2025
Days on Market	17
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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