

\$1,300,000 - 9806 Compton Avenue, Los Angeles

MLS® #SB25026246

\$1,300,000

11 Bedroom, 6.00 Bathroom,
Residential Income on 0 Acres

N/A, Los Angeles,

Investor's Dream! Welcome to this fantastic Quadruplex in Los Angeles, an exceptional investment opportunity! Home is a 2 story building with 4 units - 9806, 9808, 9806 1/2, and 9808 1/2 Compton Ave. 9806 is downstairs unit and 9806 1/2 is the upstairs unit. 9806 1/2 is a 3 bedroom, 1 bath, with wood laminate flooring in the living room and kitchen. The bedrooms are carpeted. The 9806 is a 2 bedroom, 1 bath. The 9808, downstairs unit is a 3 bedroom, 2 bath, with a bonus room, wood laminate flooring throughout the whole home. it has ceiling fans. 9808 1/2 upstairs unit, is a 3 bedroom, 2 bath, with a bonus room. Tenants to pay their own electricity and gas - there are separate gas and electricity meters. Total sq. footage of the property is 4560 Sq. ft., on a lot size of 6919 sq. ft. There is ample parking on the front courtyard. This property is close to public transportation, HWY 105 and Freeway 91. Many public parks, schools and entertainment places are in close proximity to the this property. All units are currently vacant thereby ample opportunity to set your own rent and tenants. Easy to maintain and manage. With its prime location, this property promises great rental potential and steady income. Offers prime opportunity for both seasoned and first-time investors. Don't miss out on this opportunity to own this extraordinary investment property! Hurry, Hurry!

Built in 1913



Essential Information

MLS® #	SB25026246
Price	\$1,300,000
Bedrooms	11
Bathrooms	6.00
Acres	0.16
Year Built	1913
Type	Residential Income
Sub-Type	Quadruplex
Status	Closed
Listing Agent	Philip Onyenedum
Listing Office	Atesa Real Estate, Inc.

Community Information

Address	9806 Compton Avenue
Area	C34 - Los Angeles Southwest
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90002

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	8
Parking	Driveway, Concrete, One Space
Garages	Driveway, Concrete, One Space
View	City Lights, Neighborhood
Pool	None
Security	Fire Detection System, Smoke Detector(s)

Exterior

Exterior	Stucco, Asphalt, Drywall
Lot Description	Level, Paved, Rectangular Lot, TwoToFiveUnitsAcre, Walkstreet
Roof	Asphalt
Construction	Stucco, Asphalt, Drywall

Interior

Interior	Laminate
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Interior Features	Ceiling Fan(s), Bedroom on Main Level, Main Level Primary, Granite Counters, Solid Surface Counters
Appliances	Gas Water Heater, Water Heater
Heating	Central, Forced Air
Cooling	None
Fireplaces	None
# of Stories	2
Stories	Two

Additional Information

Date Listed	February 4th, 2025
Days on Market	6
Zoning	LAR2
Short Sale	N
RE / Bank Owned	N

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