

# **\$1,080,000 - 725 77th Street, Los Angeles**

MLS® #SR24081976

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**\$1,080,000**

2 Bedroom, 9.00 Bathroom,  
Residential Income on 0 Acres

N/A, Los Angeles,

Vinco Vinco Realty Group (VVRG) is pleased to present 725 W 77th Street, a 9-unit investment property with substantial value-add potential. Perfectly situated in the vibrant heart of South Los Angeles, near Exposition Park and Inglewood, this property comprises eight studios and one two-bedroom unit.

Additionally, a two-car garage at the rear of the property presents a unique opportunity for conversion into an Accessory Dwelling Unit (ADU), further enhancing its value. Upon stabilizing at market rent levels, this asset can achieve a CAP Rate exceeding 10%. The building spans 3,398 square feet and sits on a 7,000-square-foot lot.

Located in the highly sought-after Vermont Knolls area, this property is an exceptional investment opportunity, ideally situated near Downtown Los Angeles, USC/Exposition Park, and the rapidly developing city of Inglewood. Home to major attractions such as SoFi Stadium, Kia Forum, and Exposition Park, and close to employment hubs like Los Angeles International Airport and West LA, it appeals to a diverse range of renters.

Benefitting from convenient access to key freeways including I-10, I-110, US-101, and I-5, as well as public transportation options, the property offers seamless connectivity across Los Angeles. Its strategic location, combined with cultural vibrancy and proximity to entertainment and employment centers, makes it a compelling choice for investors and



residents aiming to capitalize on the area's growth potential.

Built in 1928

Essential Information

MLS® #	SR24081976
Price	\$1,080,000
Bedrooms	2
Bathrooms	9.00
Acres	0.16
Year Built	1928
Type	Residential Income
Sub-Type	Apartment
Style	Bungalow
Status	Closed
Listing Agent	Christopher Martinez Diaz
Listing Office	Vinco Vinco Realty & Investments Inc

Community Information

Address	725 77th Street
Area	C34 - Los Angeles Southwest
Subdivision	N/A
City	Los Angeles
County	Los Angeles
Zip Code	90044

Amenities

Parking Spaces	2
# of Garages	2
Pool	None
Security	Smoke Detector(s)

Exterior

Lot Description	SixToTenUnitsAcre
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Interior

# of Stories	1
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Additional Information

Date Listed	April 23rd, 2024
Days on Market	177
Zoning	LAR3
Short Sale	N
RE / Bank Owned	N

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