



# 1612 PARKER STREET, BERKELEY

Central Berkeley

Offered at \$2,875,000  
[1612Parker.com](http://1612Parker.com)

Discover a rare chance to own a stunning 8-unit building in one of Berkeley's most desirable neighborhoods! This well-maintained property exudes pride of ownership and is set on a generous lot that features five reserved parking spots and a convenient community laundry area. Each of the 8 units offers spacious 2-bedroom, 1-bathroom layouts, perfect for a variety of tenants. Several units have been tastefully updated, adding modern touches while retaining their classic charm. Additionally, the property includes a non-conforming manager's unit, providing extra flexibility for onsite management or additional rental income\*. Some units also have additional storage and balconies. This is not just an investment; it's an opportunity to be a part of the rich tapestry of Berkeley, a city known for its eclectic mix of cultures, progressive spirit, and unparalleled intellectual vibrancy. Don't miss your chance to own a fabulous building in this iconic city—opportunities like this are truly one-of-a-kind!  
Cap Rate of 6% - Huge upside potential.



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\*Neither seller nor listing agent has investigated or verified the accuracy of any of these sources of information. Buyer must conduct their own investigation with the city and appropriate boards and rely solely on that investigation.