



1356 Monte Vista Ave – 6 Units For Sale

SAINT HELENA, CA 94574

MICHAEL HOLCOMB

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Property Summary

1356 MONTE VISTA AVE | SAINT HELENA



Property Description

Discover a rare chance to own a 6-plex in the heart of St. Helena, perfectly positioned near world-class wineries, top-rated restaurants, boutique shops, and scenic Napa Valley trails. This well-maintained property offers five 2BD/1BA units and one 2BD/2BA unit, totaling approximately 5,282 sq. ft. per MLS.

UNIT MIX

5 - 2BD / 1 BA
1 - 2BD / 2 BA

OFFERING SUMMARY

Sale Price:	\$2,500,000
Number of Units:	6
Lot Size:	Approx. 12,500 SF (Per Tax Records)
Building Size:	Approx. 5,280 SF (Per Tax Records)
NOI:	\$102,114
Cap Rate:	4.08%
Occupancy:	83% Leased

***Contact broker for full financial breakdown.**

Property Details

1356 MONTE VISTA AVE | SAINT HELENA

Sale Price	\$2,500,000
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LOCATION INFORMATION

Street Address	1356 Monte Vista Ave
City, State, Zip	Saint Helena, CA 94574
County	Napa

PROPERTY INFORMATION

Property Type	Multifamily
Property Subtype	Low-Rise/Garden
Zoning	MR
Lot Size	Approx. 12,500 SF (Per Tax Records)
APN #	009-061-019-000

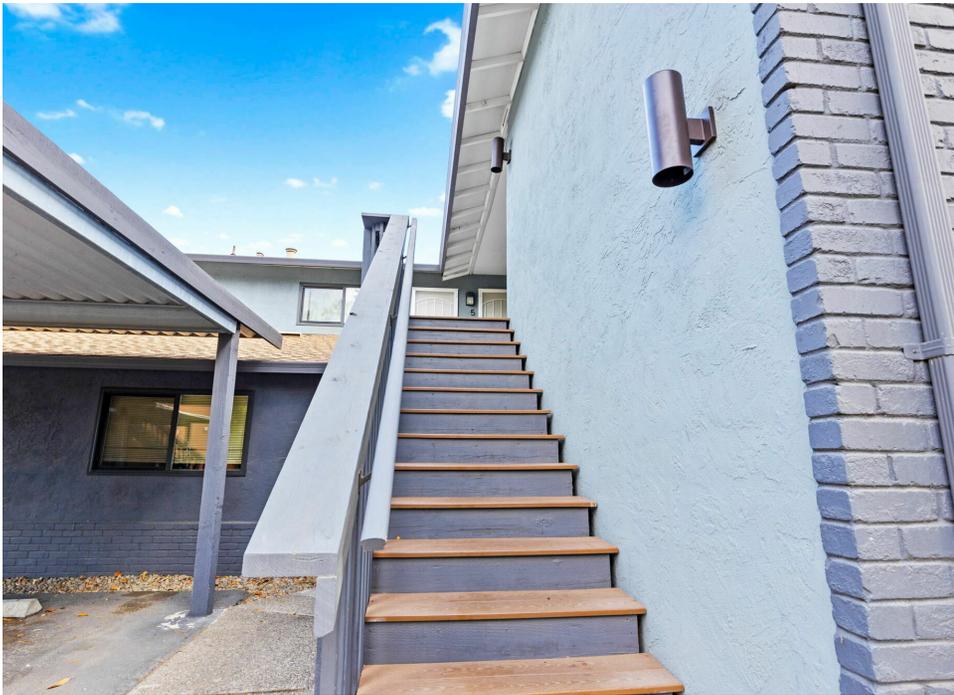
BUILDING INFORMATION

Building Size	Approx. 5,280 SF (Per Tax Records)
NOI	\$102114
Cap Rate	4.08%
Occupancy %	83%
Number of Floors	2
Year Built	1972 (Per Tax Records)
Number of Buildings	1

PARKING & TRANSPORTATION

Number of Parking Spaces	6
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About W Commercial

W Commercial is a full-service real estate brokerage founded in Northern California. We've built a solid reputation of excellent customer service, attention to detail, and results. We provide unparalleled service and expertise that will exceed your expectations. Through advertising locally, statewide, nationwide, and around the world, we ensure your property receives maximum exposure.

Our team of knowledgeable agents and marketing specialists work together to produce exceptional results. We do our research, know what drives sales, and are always ahead of the curve on industry trends, consistently selling in all sectors of real estate at or above the asking price.

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About Saint Helena

Situated in the heart of Napa Valley, St. Helena offers an ideal blend of small-town charm and refined living. The community is known for its scenic vineyards, historic architecture, and vibrant downtown filled with acclaimed restaurants, wineries, boutique shops, and everyday conveniences. Its walkable layout and welcoming atmosphere create a lifestyle that feels both relaxed and elevated.

St. Helena also offers highly rated schools, safe neighborhoods, and strong community engagement, making it an appealing choice for families, professionals, and long-term residents. With easy access to Highway 29 and employment hubs throughout the valley, residents enjoy a balance of tranquility and connectivity. These qualities make St. Helena a standout location for those seeking a premium living experience in one of Northern California's most desirable regions.

POPULATION	5 MILES	10 MILES	15 MILES	HOUSEHOLDS & INCOME	5 MILES	10 MILES	15 MILES
Total Population	9,983	47,548	186,845	Total Households	4,000	19,880	74,401
Average Age	47	51	45	# of Persons per HH	2.5	2.4	2.5
Average Age (Male)	46	49	44	Average HH Income	\$168,415	\$158,900	\$141,346
Average Age (Female)	48	52	46	Average House Value	\$1,440,265	\$1,091,919	\$921,615

DISCLAIMER

This property is being offered on an as-is basis. While the Broker believes the information in this brochure to be accurate, no warranty or representation is made as to its accuracy or completeness. Interested parties should conduct independent investigations and reach conclusions without reliance on materials contained in this brochure.

This property owner requests that you do not disturb the Tenants, as the property will only be shown in coordination with the Listing Agent.

This brochure is presented under the terms and conditions of the Confidentiality Agreement. As such, the material contained in this brochure is confidential and is provided solely for the purpose of considering the purchase of the property described herein. Offers should be presented to the agent for the property owner. Prospective buyers are encouraged to provide the buyer's background, source of funds, and any other information that would indicate their ability to complete the transaction smoothly.



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