

3511 W. BEVERLY BLVD
MONTEBELLO, CA 90640

OFFERED AT
\$1,200,000

FOR SALE



- Great for Investor or User
- Recently Renovated
- Currently has 3-1,000 sqft units



Ren Glanz
714-697-6767
DRE #01192242



Wally Courtney
714-772-7000
DRE #00859144





3000 SF FOR SALE

\$1,200,000

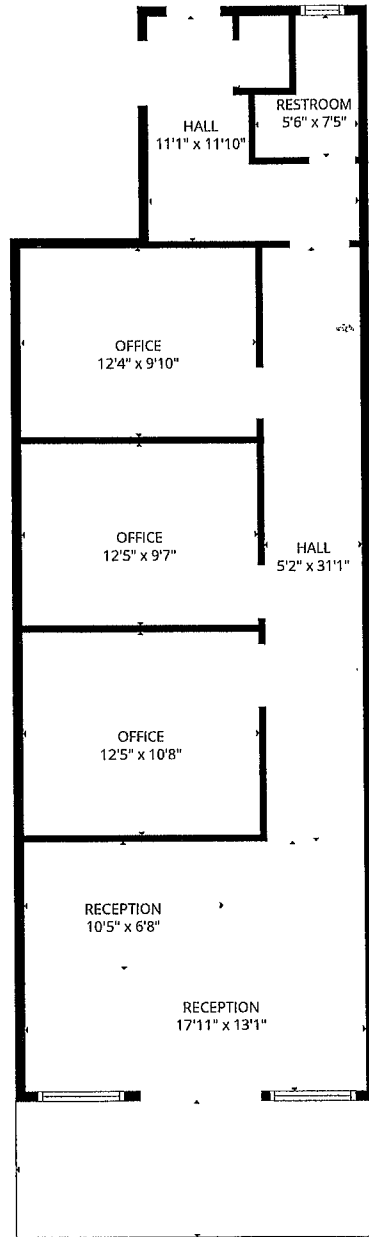
3000 Sq Ft building. Recently divided into Three 1000 Sq Ft units. Good for owner user or Investor.

Please contact Agent, Ren Glanz at 714-697-6767 for more details and for showings. Thank you!...

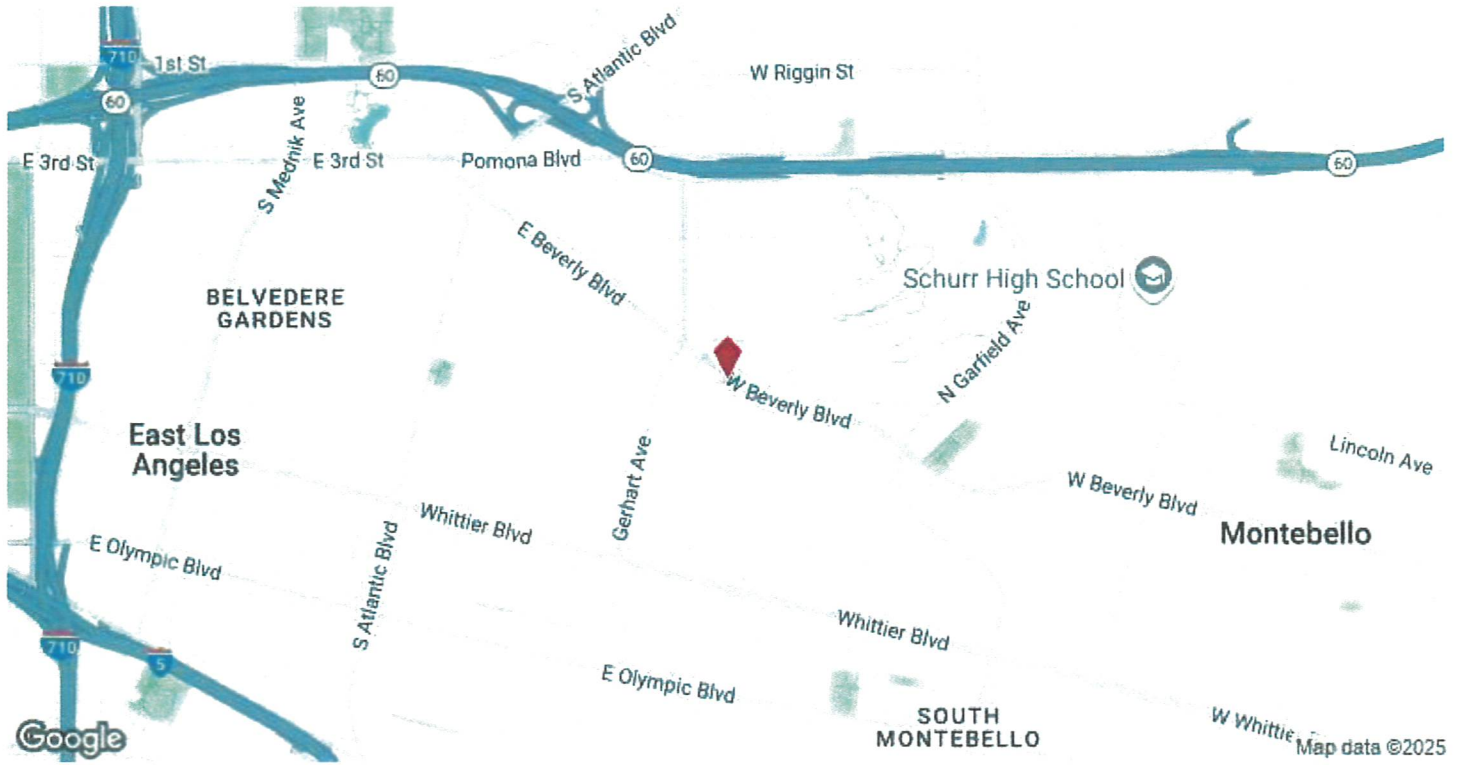
Price:	\$1,200,000
Property Type:	Retail
Property Subtype:	Storefront Retail/Office
Building Class:	C
Sale Type:	Investment
Cap Rate:	6.00%
Lot Size:	0.12 AC
Gross Building Area:	3,000 SF
No. Stories:	1
Year Built:	1948
Tenancy:	Multi
Zoning Description:	MNC2*
APN / Parcel ID:	6342-003-030
Walk Score ®:	84 (Very Walkable)

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Montebello, CA



3000 SF building has been divided into 3 units of 1000 SF each. Above is the floor plan of the middle unit. The other 2 units have month-to-month tenants. Buyer can occupy any or all of the building (walls easily removable) or an investor can continue to lease out the units.



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