

 **FOR SALE | 126 N Ellsworth Ave, San Mateo, CA 94401**






 **5-Unit Multifamily | R4 Zoning | \$3,300,000 Asking Price**


Prime 8,809 Sq Ft Corner Lot | High-Density Development Potential

This well-located five-unit multifamily building sits on a large corner lot in one of San Mateo's most strategic and in-demand locations. Zoned R4, the property supports **high-density residential or mixed-use development**, presenting significant value-add potential for investors or developers.

With a **94 Walk Score**, the property is just **one block from Caltrain** and steps to Downtown San Mateo's core business district, restaurants, boutique retail, and the Peninsula's top AI, tech, and biotech employers.

Investment Summary

-  **Current Gross Rent:** \$13,400/month (\$160,800/year)
 -  **Operating Expenses:** \$21,000/year
 -  **Net Operating Income (NOI):** \$139,800/year
 -  **Cap Rate:** 4.24%
 -  **Gross Rent Multiplier (GRM):** 20.52
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 **Outstanding opportunity** to improve or redevelop in a **high-growth, transit-oriented submarket** with exceptional long-term fundamentals.

Contact

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