



7372-76 Fay Ave, La Jolla, CA 92037

7376 Fay Ave, La Jolla, CA 92037



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\$6,950,000

Enjoy the La Jolla Village lifestyle in this fabulously recently remodeled 4,637 sq ft unique Triplex compound: starting with your very own detached Smart Home of 4 bedrooms, 3 bathrooms, and 2,783 sq ft of living space; a separately detached Duplex of 1,854 sq ft in the rear fenced of the property with its very own front access through Bishops Lane. Each Unit of the two story Duplex has 2 bedrooms and 1 bathroom. Each have their own address and separate fenced off entrances with 3 assigned parking spaces and EV charger stations; a total of 6 parking spaces on Bishops Lane. The bottom Unit has 962 sq ft and the top unit with Ocean Views has 862 sq ft. Both Units come Fully Furnished to be Vacation Rentals. For More information visit 7376Fay.com

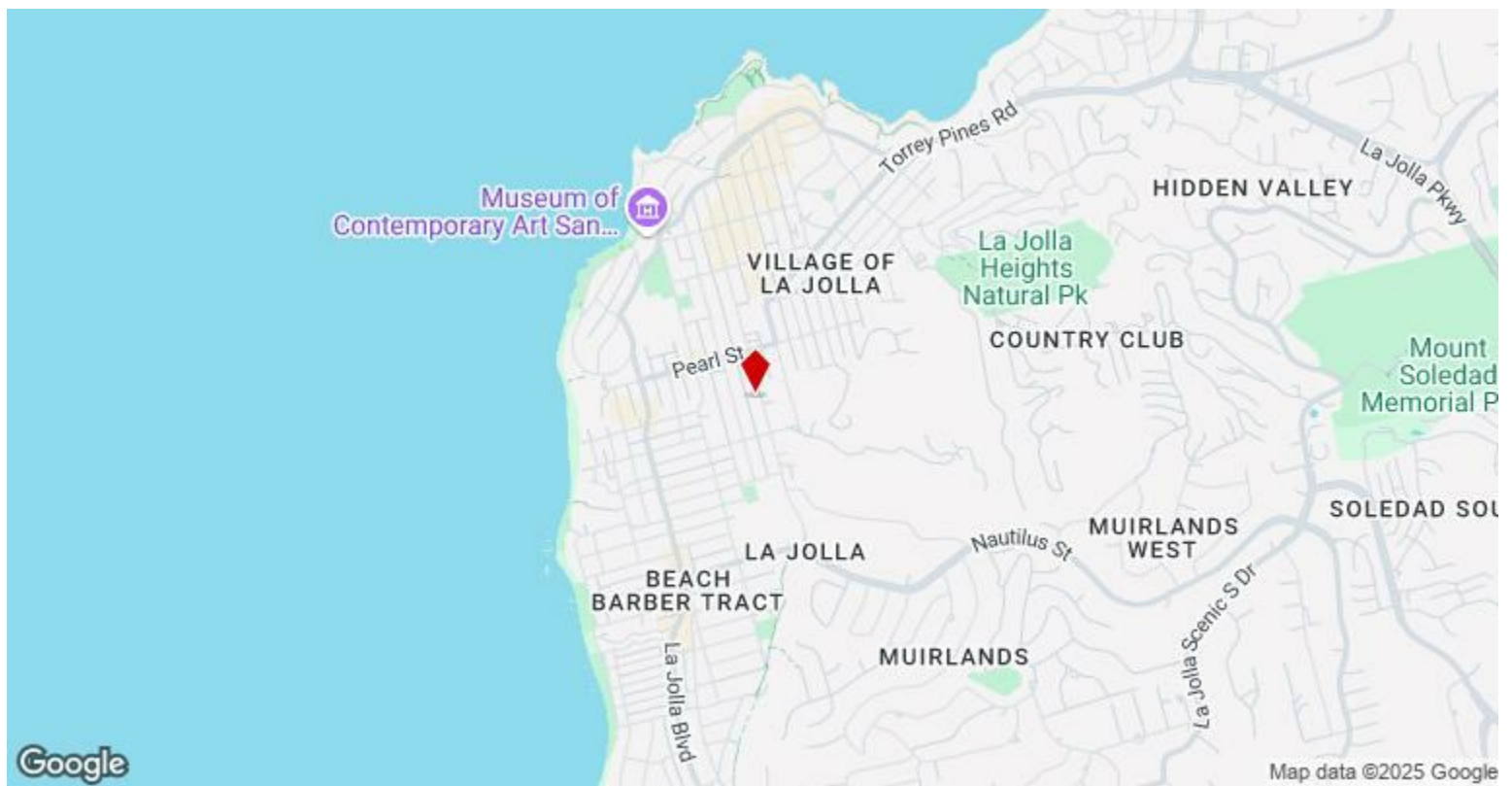
- “LIVE • EARN • ENTERTAIN”
- Located in the heart of La Jolla Village
- Walking distance to shops, dining, and the beach
- Ideal for multi-generational living or income-producing vacation rentals



Price:	\$6,950,000
No. Units:	3
Property Type:	Multifamily
Apartment Style:	Single Family Home
Building Class:	A
Sale Type:	Investment
Cap Rate:	6.75%
Lot Size:	7,368 SF
Gross Building Area:	4,637 SF
Gross Rent Multiplier:	13.69
No. Stories:	3
Year Built:	1988
Parking Ratio:	2.16/1,000 SF
Zoning Description:	R-2:MINOR
APN / Parcel ID:	351-061-25-00

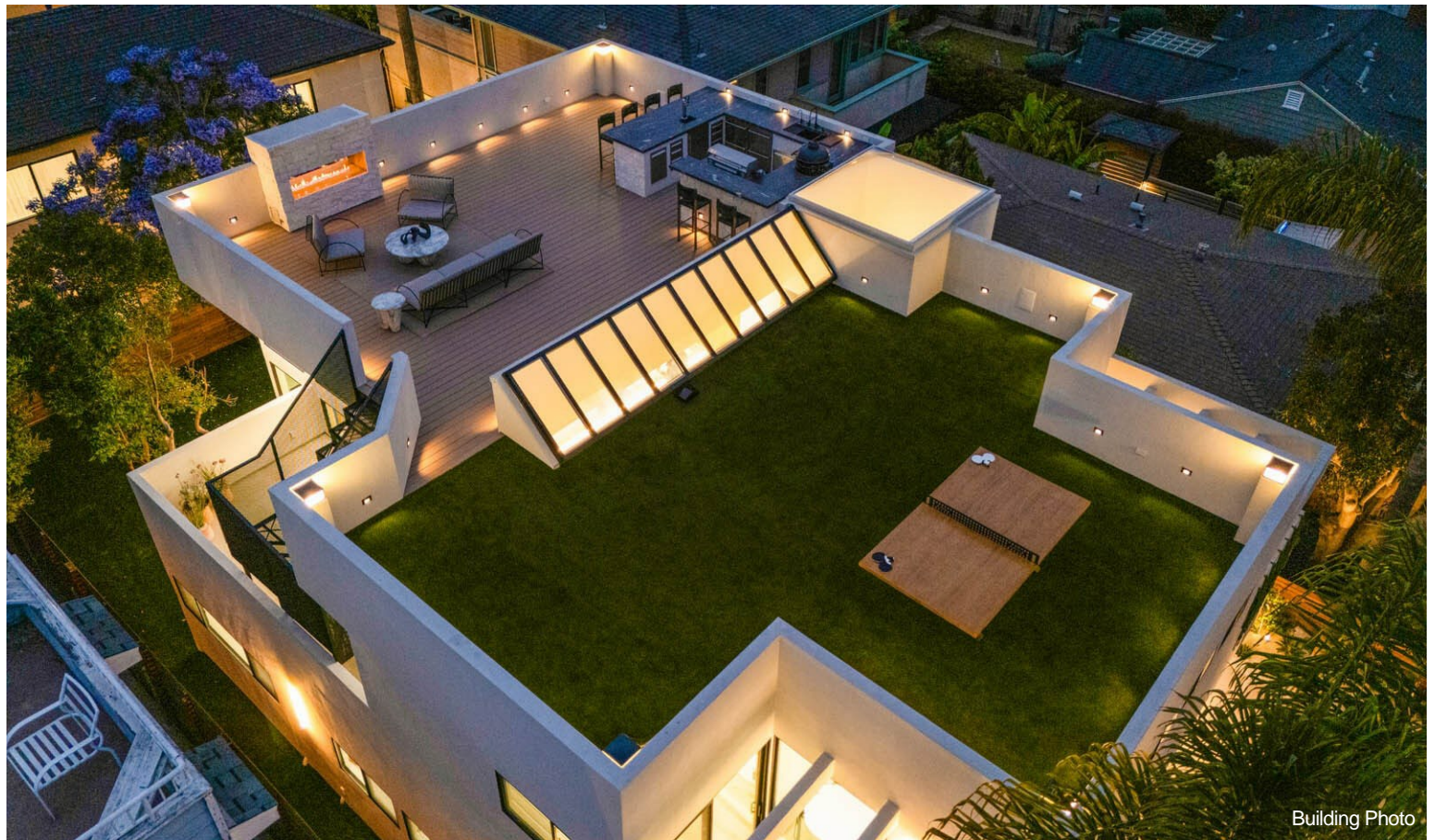
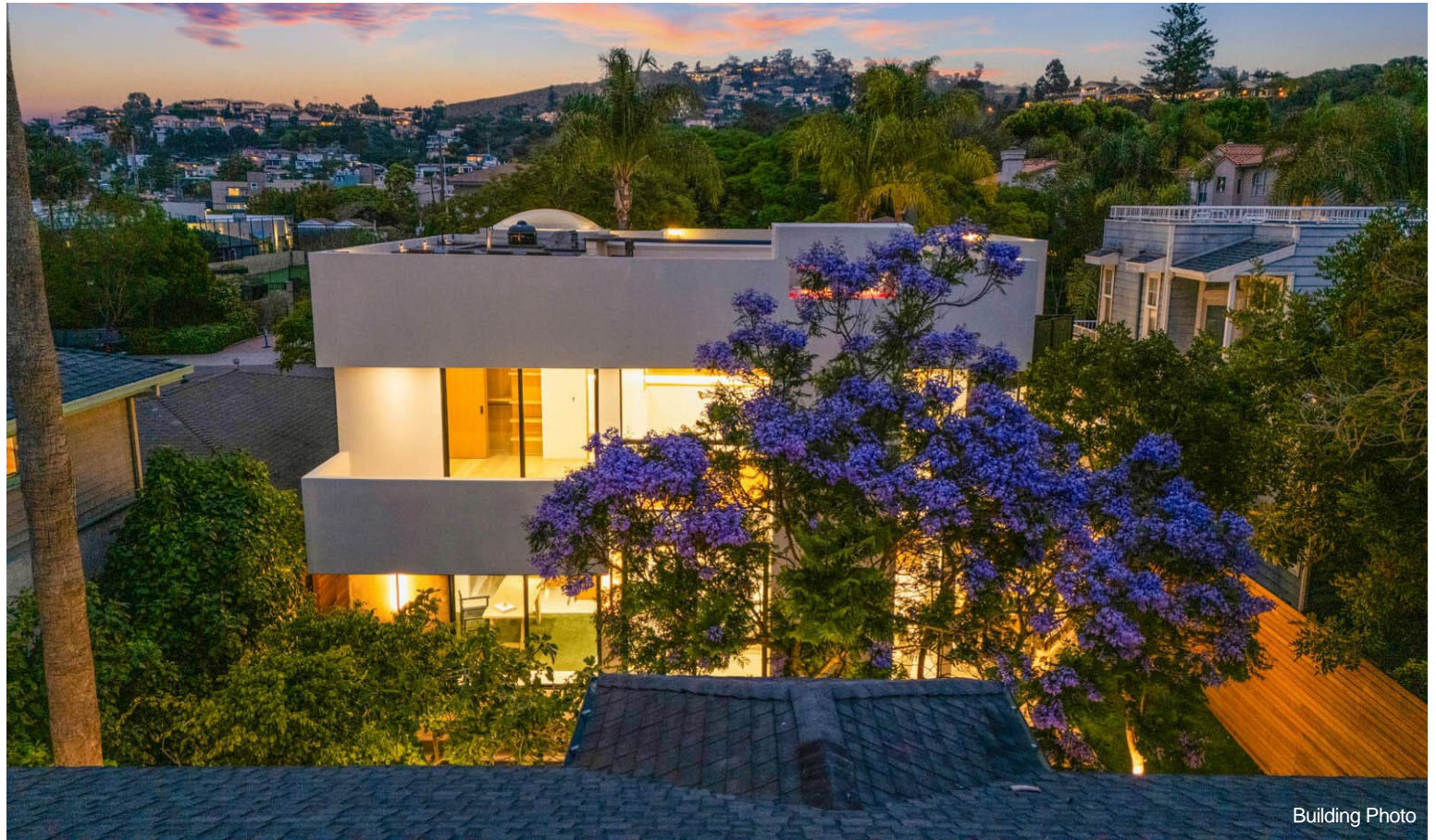
Unit/Room Mix Information

Description	No. Units	Avg. Rent/Mo	Sq. Ft
4+3	1	\$21,000 Proforma	2,783
2+1	2	\$10,500 Each	892 - 962

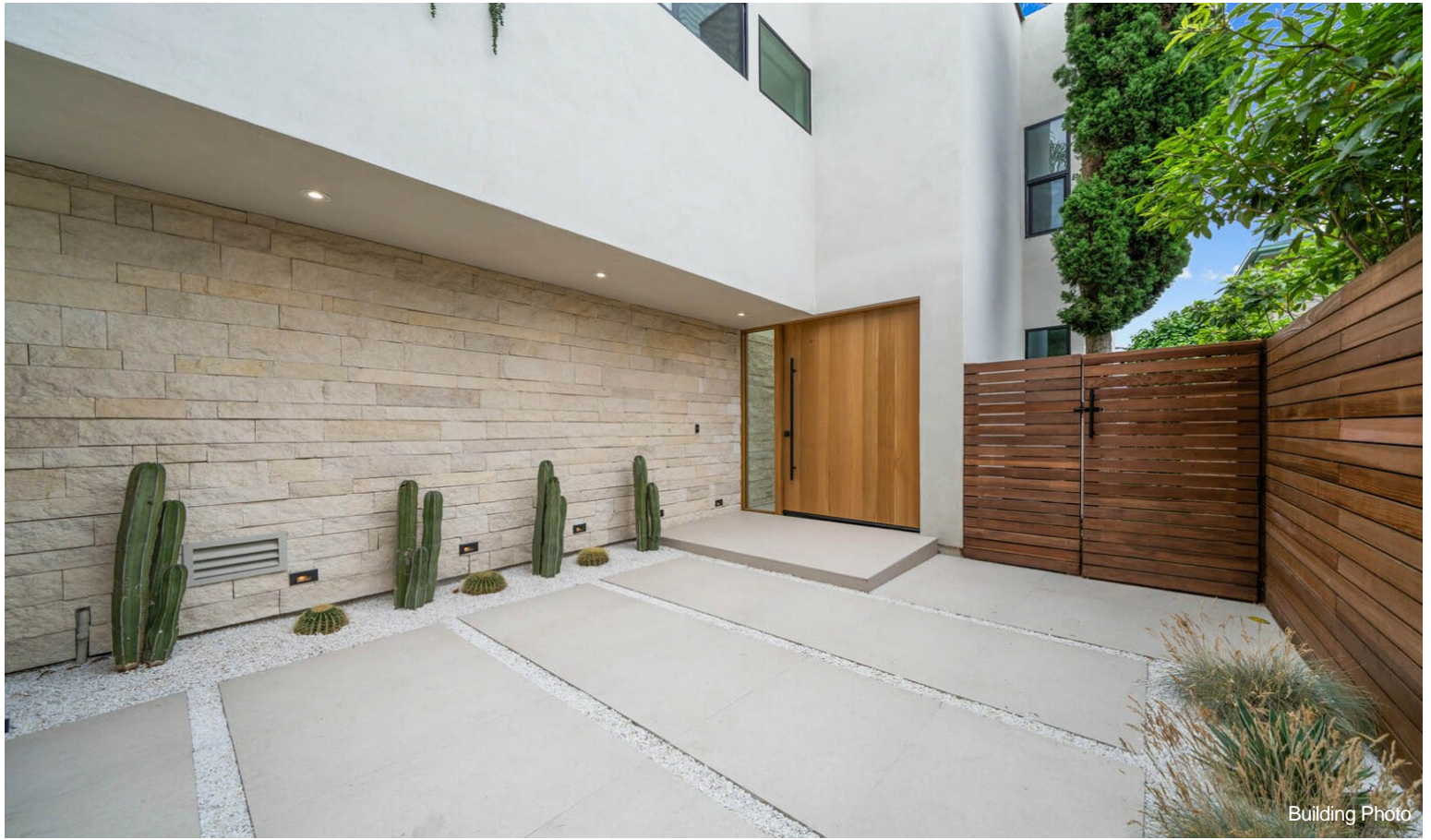


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Property Photos



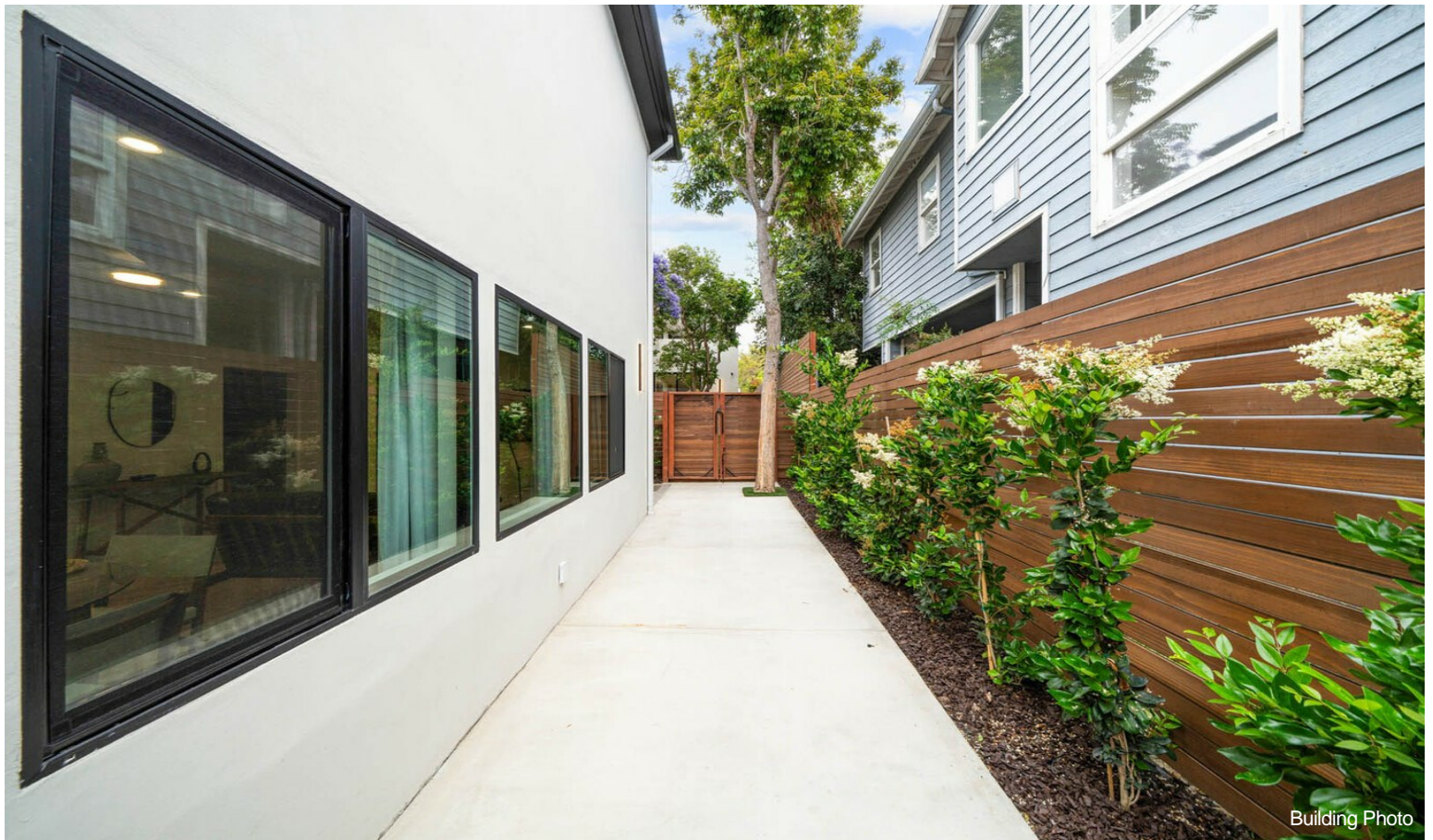
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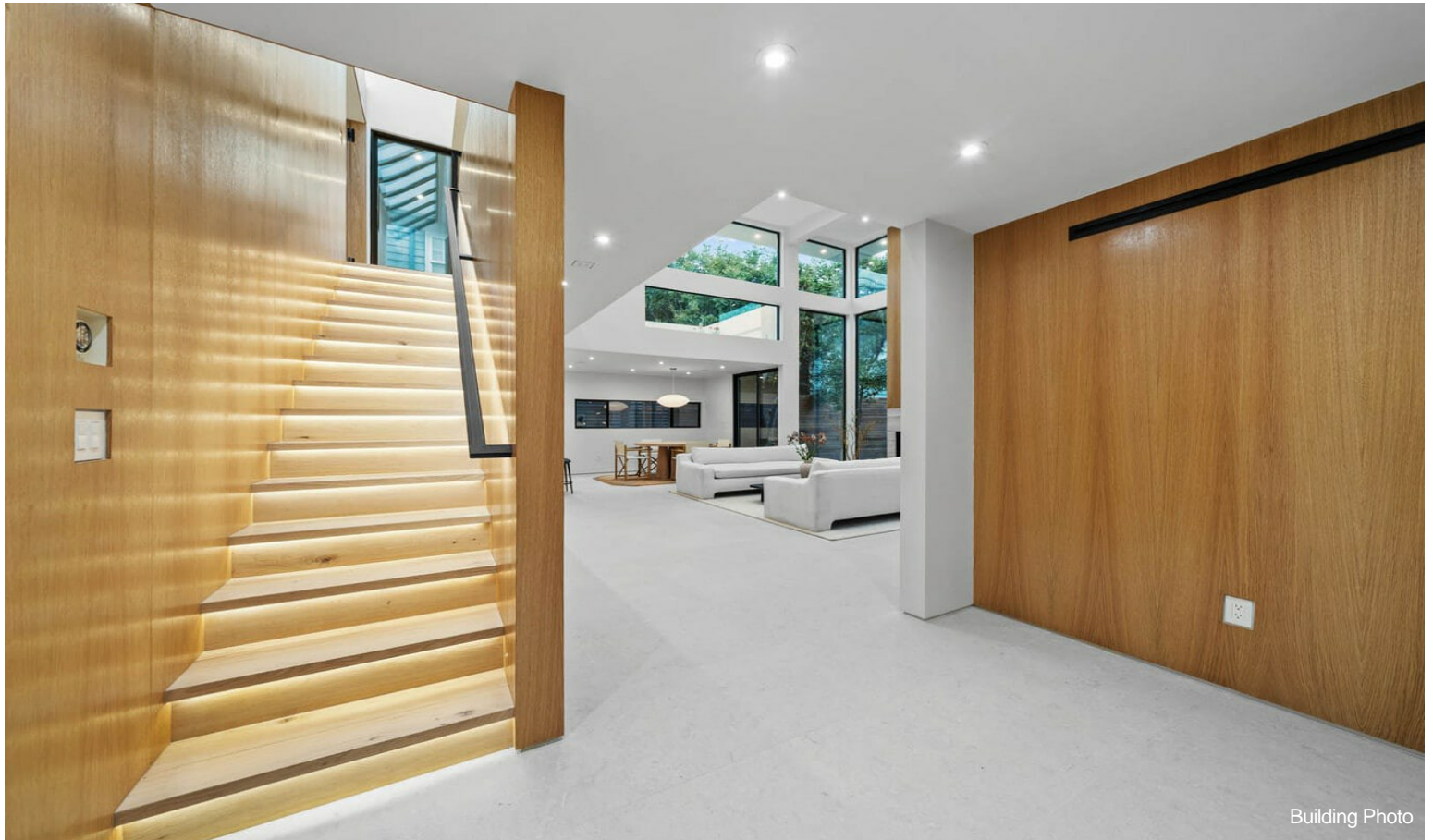
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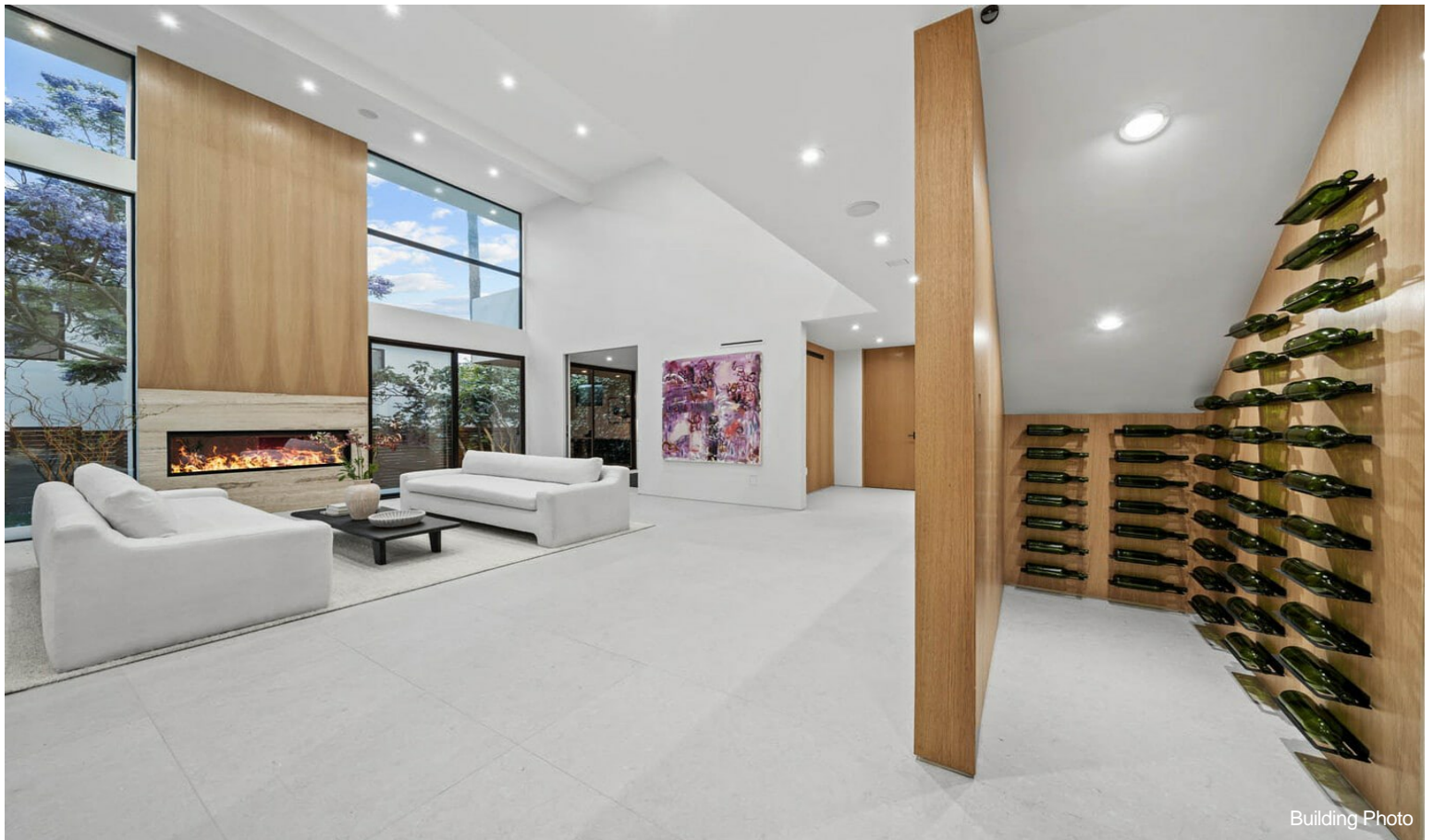
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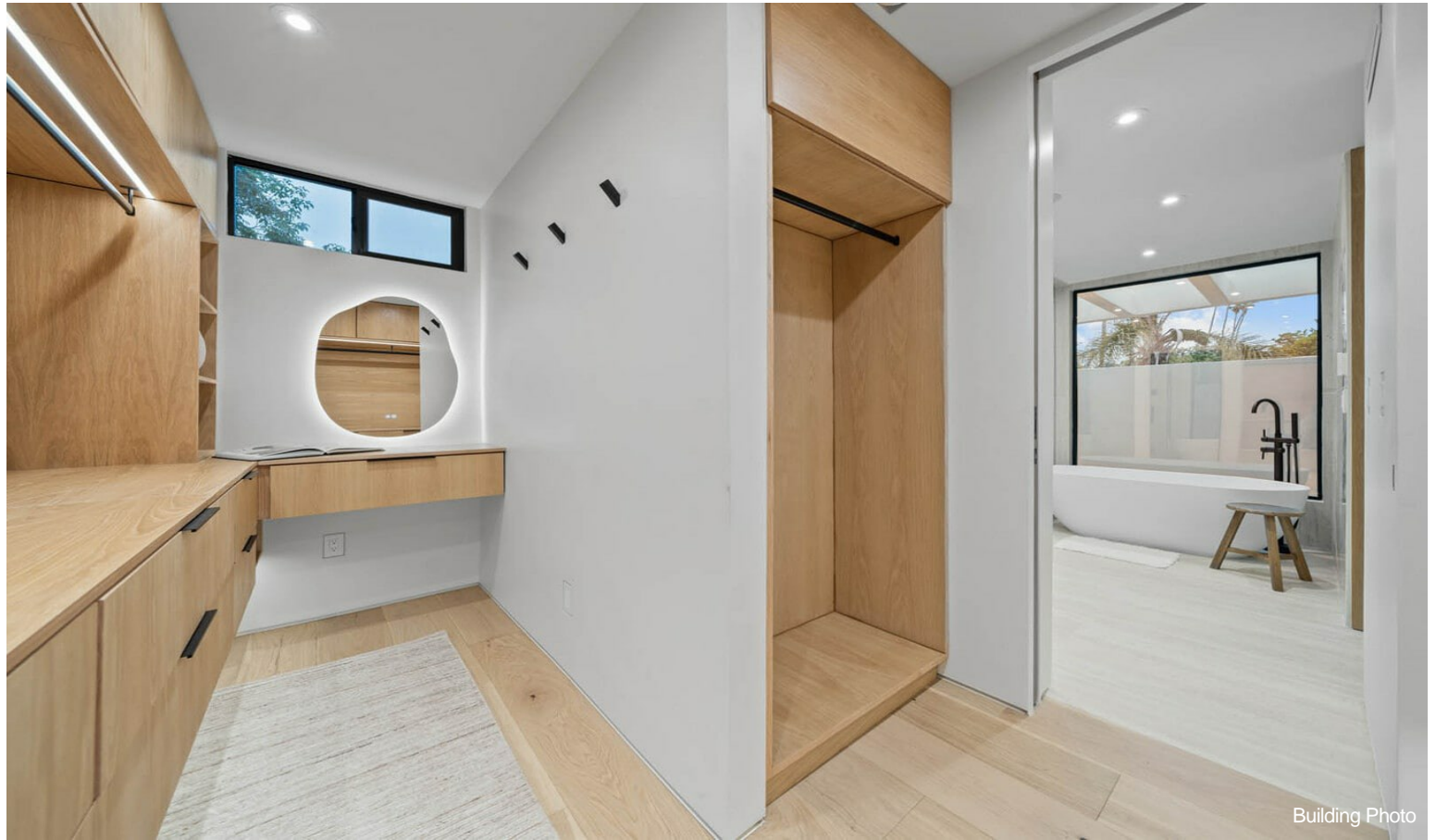


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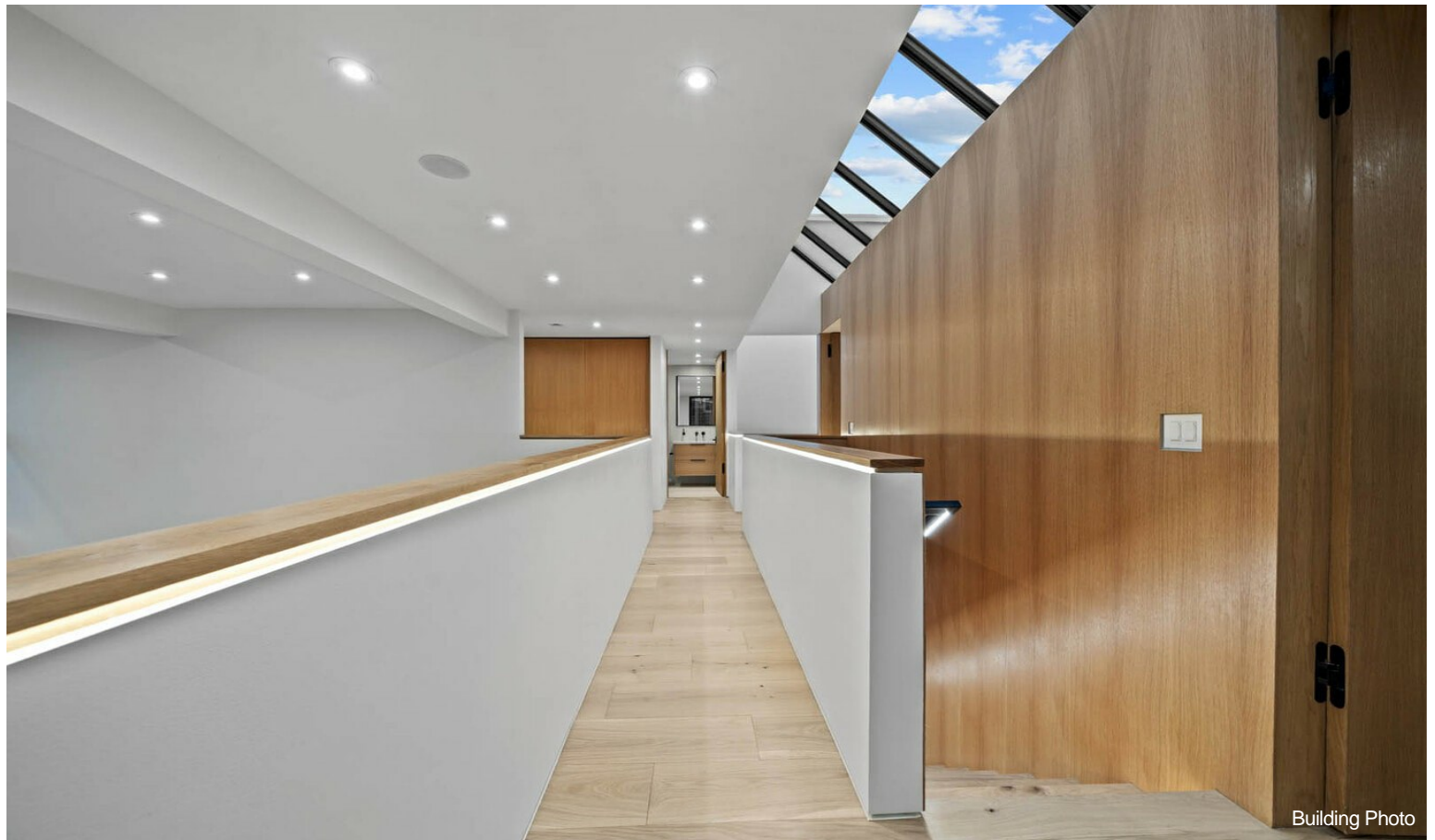


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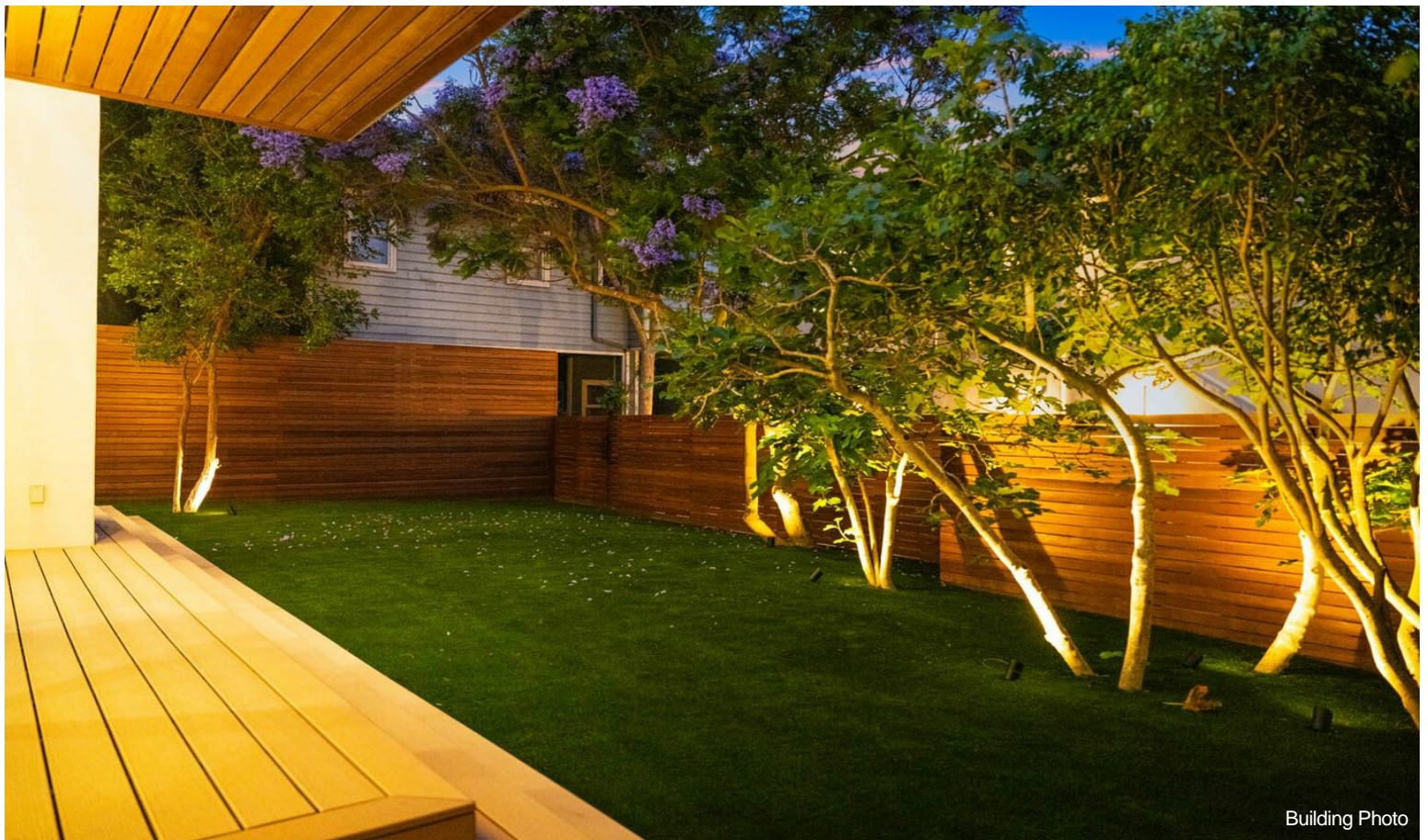


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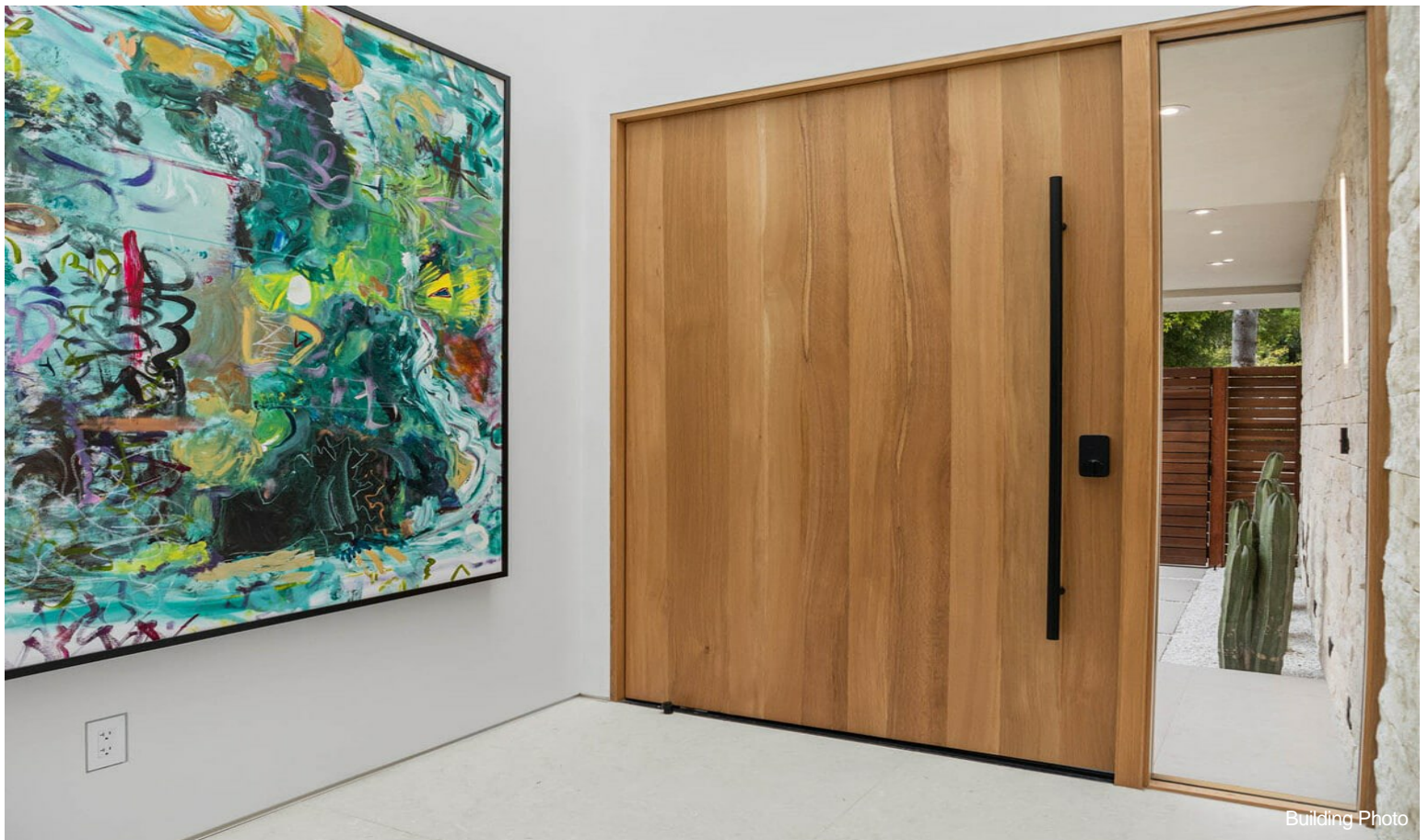
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