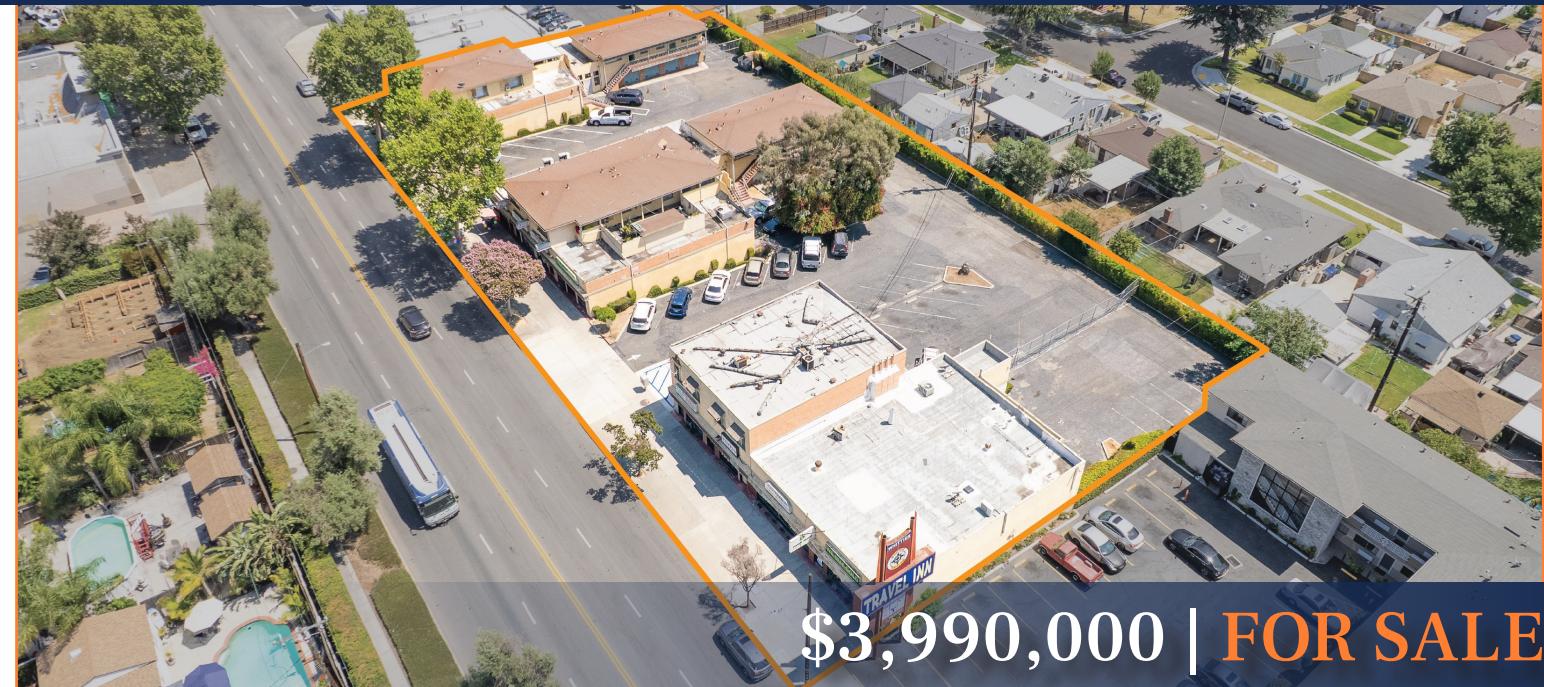


New Listing

MULTI-TENANT RETAIL/RESIDENTIAL PROPERTY

11142-11208 Whittier Boulevard, Whittier, CA 90606



\$3,990,000 | FOR SALE



Building Size: ± 22,409 SF | Built: 1950 | Parcel Size: ± 1.1812 Acres

HIGHLIGHTS

- First Time on the Market in 40 Plus Years, a ± 22,409 SF Multi-Tenant Retail/Residential Property
- Total of 23 Units, 12 Multi-Family Units and 11 Retail Units
- ± 310 feet of prime street frontage on Whittier Blvd, coupled with a traffic count of ± 28,000 vehicles per day
- Priced well below replacement cost at \$178.05 PSF
- Ideal Re-Positioning/Value-Add Opportunity, Pro-Forma Cap of 8.52%

PLEASE CONTACT
AGENT FOR FULL
MARKETING
PACKAGE

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