



0 CAROLINA ST VALLEJO, CA

\$495,000

- **6,500 Square Foot Land Investment With The Potential To Build Up To a 6-Unit Apartment Complex Or A Variety of Other Commercial Uses.**
- **Excellent Vallejo Historic District Location Near Numerous Restaurants, Coffee Shops, and Shopping Options.**
- **Raw Land Only - No Entitlements - Huge Upside In High-Demand Rental Location.**
- **Seller Financing Available For Qualified Buyers.**



0 CAROLINA ST

VALLEJO, CA

- Type: Land
- Property Type: Multifamily / Commercial
- Units: 6
- Total Rentable SF: 4,500
- Lot Size: 6,500 SF
- Gross Operating Income: \$174,251
- Monthly GOI: \$14,521
- Total Annual Expenses: (\$53,892)
- Monthly Expenses: (\$4,491)
- Floors: 1
- APN: 0056134140
- Cap Rate: 61.72%
- Market Cap Rate: 62.64%
- GRM: 1.09
- Market GRM: 1.09



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