

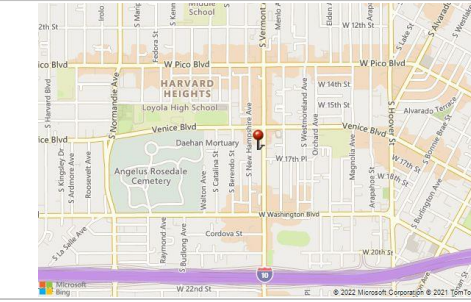
1637 S Vermont Ave  
Los Angeles, CA 90006

12,750/Vendor  
Enhanced  
Lot Size

\$204  
\$/Lot Size

Lot Acreage

Land  
LP \$2,600,000↓



Area	16 Mid Los Angeles
Subdivision	
Zoning	LAC2
Horse Property	
Present Use	
Potential Usage	
MLS#	22-167078
APN	5075-016-027

Directions: South of Venice Blvd and West of Vermont Ave

Remarks: 12750 SQFT. C2-2 ZONING. COMMERCIAL ZONED VACANT LAND. Subject property located along Vermont Avenue between Venice Boulevard and Washington Boulevard. Area is influenced by Koreatown communities and close proximity to Downtown Los Angeles. Great opportunity for investors. More Information.

Land/Lot Info	
Land Type	Fee
Addl Parcel	
Lot Dimen	
Lot Descr.	
Lot Location	
View	Other
Waterfront	
Telephone	No
TV/Cable	No
Electric Service	
Gas	
Sewer	
Telephone Service	
Price Per Acre	
Land Value	
Land Value %	
Road Frontage	
Lease per Mo/Yr	
Tract Map	
Units per Acre	
Public Street	

Potential/Present Land Use	
Cleared	
Staked	
Usable Land %	
Current Geological	
Bonds & Asmt	
Fenced	
Soil Type	
Trees	
Special Zone	Other
PUD	
Elevation ASL	
Fence Condition	
Possible New Zone	
Streets	
Assessments	
Cert of Compliance	
On File	
Site	
Survey	
Topography	

contract info		DOM 701
List Date	06-12-2022	
List Price	\$2,600,000	
Orig List Price	\$3,290,000	
Status Date	06-12-2022	
Change Date/Type	12-30-2023/Price Change	
Sale Type	Standard	
Probate Y/N	No	
Court Approval		
CSO	2.5%	
Avail for Lease		
Lease Option		
Financing		
Possession		

Community/Development	
HOA Dues	0.00
Subdivision	
Tract Name	
Builders Name	
Builders Tract Code	
Builders Model Code	
Builders Model Name	
Complex/Assoc Name	

Water Details	
Water Type	
Water Table Depth	
Water Well	
Water District	
Well Depth	
Well Gallons Per Minute	
Well Hole Size	
Well Pump Horsepower	

Sale/Sold Info	
Contract Date	
Sold Date	
Sold Price	
Sold Price/SqFt	
Sale Terms	
SP/LP	

Tax, Liens & Loans	
Lien Release (Y/N)	
Present Loans	
Tax Rate	
Tax Rate Total	
Tax Rate Year	
Tax Total	
Gross Equity	
Have	
Improvements	
Improvements Amount	
Improvements Percent	
Ingress/Egress	
Personal Property Amount	
Personal Property Percent	
Tax Area	

Distance To	
Distance To Bus	
Distance To House of Worship	
Distance To Electric	
Distance To Freeway	
Distance To Gas	
Distance To Phone Service	
Distance To Schools	
Distance To Sewer	
Distance To Stores	
Distance To Street	
Distance To Water	

Location	
Cross Streets	
Country	
Map	
School District	
Elementary	
Junior HS	
Senior HS	

**NOTICE:** Due to COVID-19, DOM was frozen and not recorded in the history from March 15, 2020 to July 5, 2020. Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. The property may have video/surveillance devices. VESTAPLUS™ Copyright © 2024 by TheMLS™. Information deemed reliable but not guaranteed. Presented by: MiJeong Kim CALDRE# 01887660

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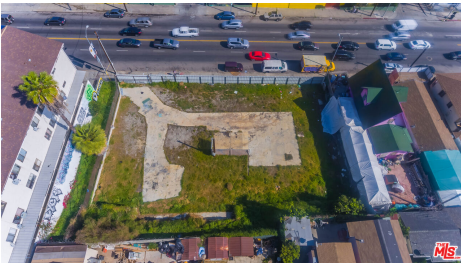
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Active



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