

932 ARROYO DR, SOUTH PASADENA, CA 91030

Well-maintained 5-unit apartment complex for sale in the heart of South Pasadena, offering strong rental demand and proximity to top schools, parks, and transit.



Sauvé & Associates
Commercial Real Estate

FOR SALE

EXCLUSIVELY LISTED BY

Sauve & Associates

Kent Kachigian

626.681.2148

KentK@sauverec.com

DRE #01998046

*The information contained in this Marketing Brochure is proprietary and confidential. It is intended for review by the party receiving it from Sauve & Associates and should not be shared with any other person or entity without the written consent of Sauve & Associates.

This Marketing Brochure has been prepared to provide a summary of unverified information to prospective tenants, and to establish a preliminary level of interest in leasing the subject property. The information contained herein is not a substitute for a comprehensive due diligence investigation. Sauve & Associates has not conducted an investigation, and makes no warranty or representation, with respect to the income or expenses for the subject property, the future financial performance of the property, the size and square footage of the property and improvements, the presence or absence of contaminating substances, compliance with local, state, and federal regulations, the physical condition of the improvements, or the business prospects of any tenant currently occupying the space.

The information contained in this Marketing Brochure has been obtained from sources believed to be reliable; however, Sauve & Associates has not verified, and will not verify, any of the information contained herein. Sauve & Associates makes no warranty or representation regarding the accuracy or completeness of the information provided. All prospective tenants are encouraged to take appropriate measures to verify all of the information set forth herein.

References to square footage, size, parking, or condition are approximate. The recipient of this brochure must verify the information and accepts all risk for any inaccuracies.

TABLE OF CONTENTS

03 Property Details

04 Ariel View

05 Highlights

06 Broker Contact

Sauvé & Associates
Commercial Real Estate

Multi-Family Investment Opportunity in South Pasadena

Sauve & Associates is pleased to present 932 Arroyo Dr, a multi-family building for sale in South Pasadena, CA. This well-maintained property is an excellent choice for landlords seeking a stable investment in the vibrant South Pasadena community.

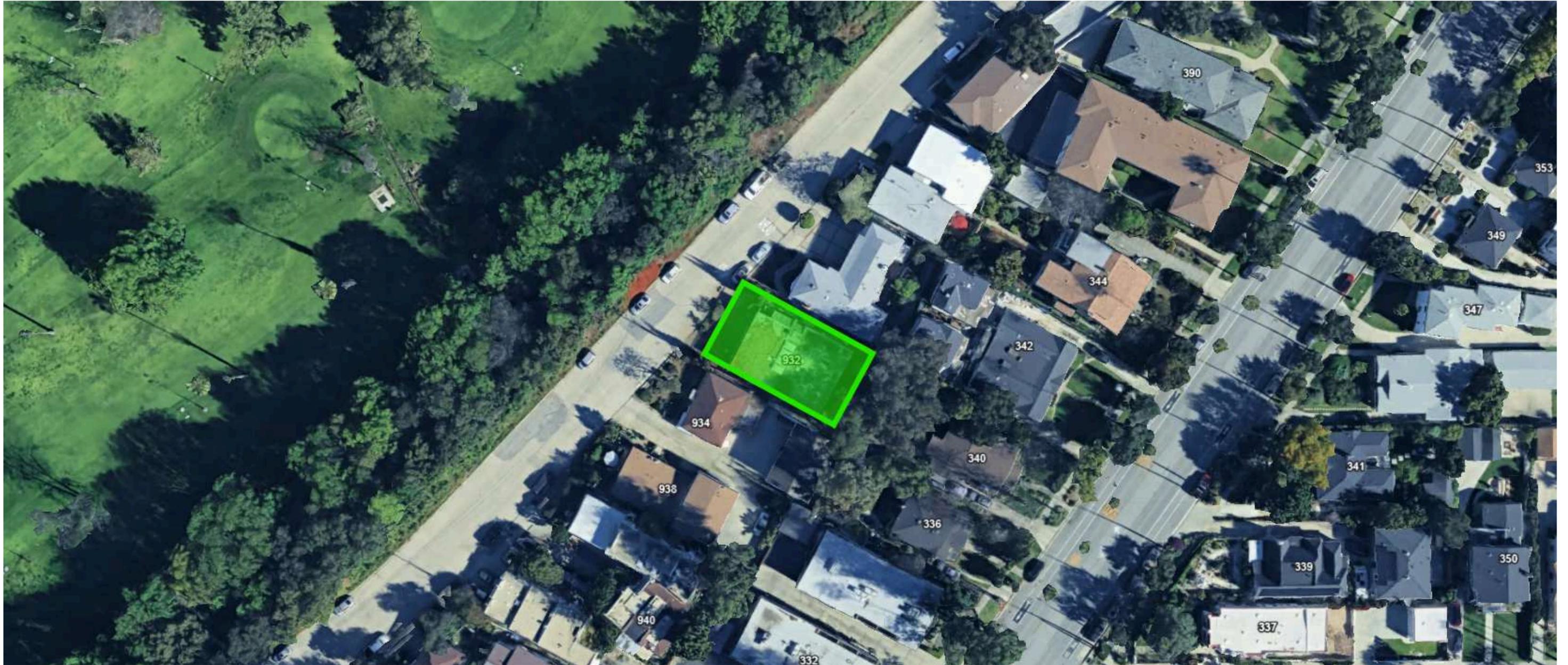


Sauvé & Associates
Commercial Real Estate

Property Details

Address	932 Arroyo Dr, South Pasadena, CA
Gross Lot Size	Approximately 6,030 SF
Building Size	Approximately 4,018 SF
Parking	5 Parking Spaces
Units	5 Multifamily Units

Ariel View



Set in one of the San Gabriel Valley's most desirable communities, this 5-unit property combines charm, convenience, and long-term tenant stability. Its prime South Pasadena location offers everyday amenities, transit access, and an unbeatable neighborhood atmosphere.

Highlights

- **Well-Maintained 5-Unit Apartment Complex** in the highly desirable South Pasadena market
- **Strong Investment Opportunity** – Stable returns with minimal tenant turnover
- **Reliable Tenancy** – Long-standing roster of quality tenants in place
- **Prime Location** – Adjacent to golf course, tennis courts, park, and scenic walking trails
- **Convenient Access** – Shops, restaurants, and Metro Gold Line station less than 1 mile away
- **Top-Rated Schools** – Located within the award-winning South Pasadena school district



Sauvé & Associates
Commercial Real Estate

BROKER CONTACTS

Sauve & Associates

Kent Kachigian

626.681.2148

KentK@sauverec.com

DRE #01998046

