

# **\$32,000,000 - 2601 E Valley Boulevard,**

MLS® #AR23208685

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**\$32,000,000**

3 Bedroom, 0.00 Bathroom,  
Residential Income on 5 Acres

N/A, , CA

Nestled on a sprawling 5-acre expanse of vibrant greenery, Cambridge Garden Apartments welcomes you to an extraordinary residential community. Offering a total of 76 units, this property boasts 40 spacious 1-bedroom + 1-bathroom apartments, each spanning 850 sq. ft., and 36 generously sized 2-bedroom + 2-bathroom units, covering 1,050 sq. ft. This is an compelling investment opportunity with significant upside potential. Its robust construction, scenic grounds, and comprehensive amenities make it an investor's dream come true. Seize this opportunity to invest in an exceptional property that combines quality, convenience, and profitability. Key Features includes: 5 Acres of Natural Beauty: Embrace the serenity of lush, meticulously landscaped surroundings. Enhanced Security: The property is equipped with a comprehensive 24-hour video surveillance system for your peace of mind. Ample Carport Parking: Benefit from plentiful carport spaces, including hanging storage units and spacious walk-in storage. Solid 1978 Construction: Built to enduring 1978 construction standards, ensuring longevity and reliability. Resort-Style Amenities: Dive into relaxation with a generously sized swimming pool, complete with a pool house and a refreshing outdoor shower. Modern Laundry Convenience: A brand-new on-site coin-operated laundry room enhances convenience for residents. Thoughtful Layout: The property is thoughtfully designed with five



separate dual-level buildings, each  
accommodating 12 units, eliminating the need  
for costly elevators. Picturesque Garden  
Setting: All these features are nes

Built in 1800

**Additional Information**

County	Los Angeles
Zip	91792
MLS® #	AR23208685
Bedrooms	3
Lot Size	5.23
Neighborhood	WEST COVINA (91792)

**Listing Details**

Provided By: Lotus Property Services, Inc.

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