

\$1,000,000 - 5435 Smiley Drive,

MLS® #PW24072586

\$1,000,000

5 Bedroom, 0.00 Bathroom,
Residential Income on 0 Acres

N/A, , CA

5435 Smiley Dr is a triplex consisting of a 2BD/2BA/977sf front unit, a middle efficiency studio unit, and a back 2BD/1BA/671sf unit in the heart of trendy West Adams. Substantial upside in rents (pro-forma 7% cap) and zoned LARD1.5 in TOC tier 3 allowing for increased density and FAR bonuses, this property presents an exceptional opportunity for owner occupancy and promises to be a developer's dream. The middle unit has recently undergone full renovation and the front and back unit both have updated kitchens, bathrooms, flooring, and individual laundry. Front and back units are separately metered for electricity and gas. Drive-by only, please do not disturb residents.

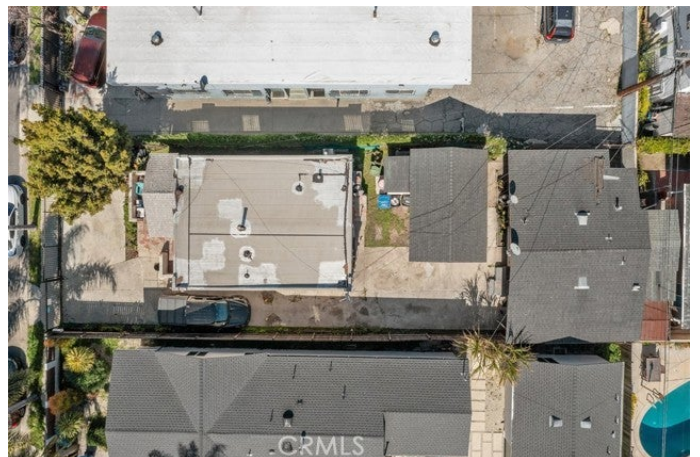
Additional Information

County	Los Angeles
Zip	90016
MLS® #	PW24072586
Bedrooms	5
Lot Size	0.11
Neighborhood	LOS ANGELES (90016)

Listing Details

Provided By: Keller Williams Realty Irvine

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