

1341 N MARIPOSA AVE

LOS ANGELES, CA 90027

1341

CONTACT

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DUPLEX - 31 BEDROOMS + 31 BATHROOMS

STEPHANIE HAHM
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SUMMARY

ASKING PRICE

\$4,498,000

USE

Fully Furnished Duplex
Short Term Rental or
Shared Housing Business

BUILDING SIZE

±7,742 SF

UNIT SIZE

3,871 SF

LAND SIZE

±6,792 SF

PARCEL NUMBER

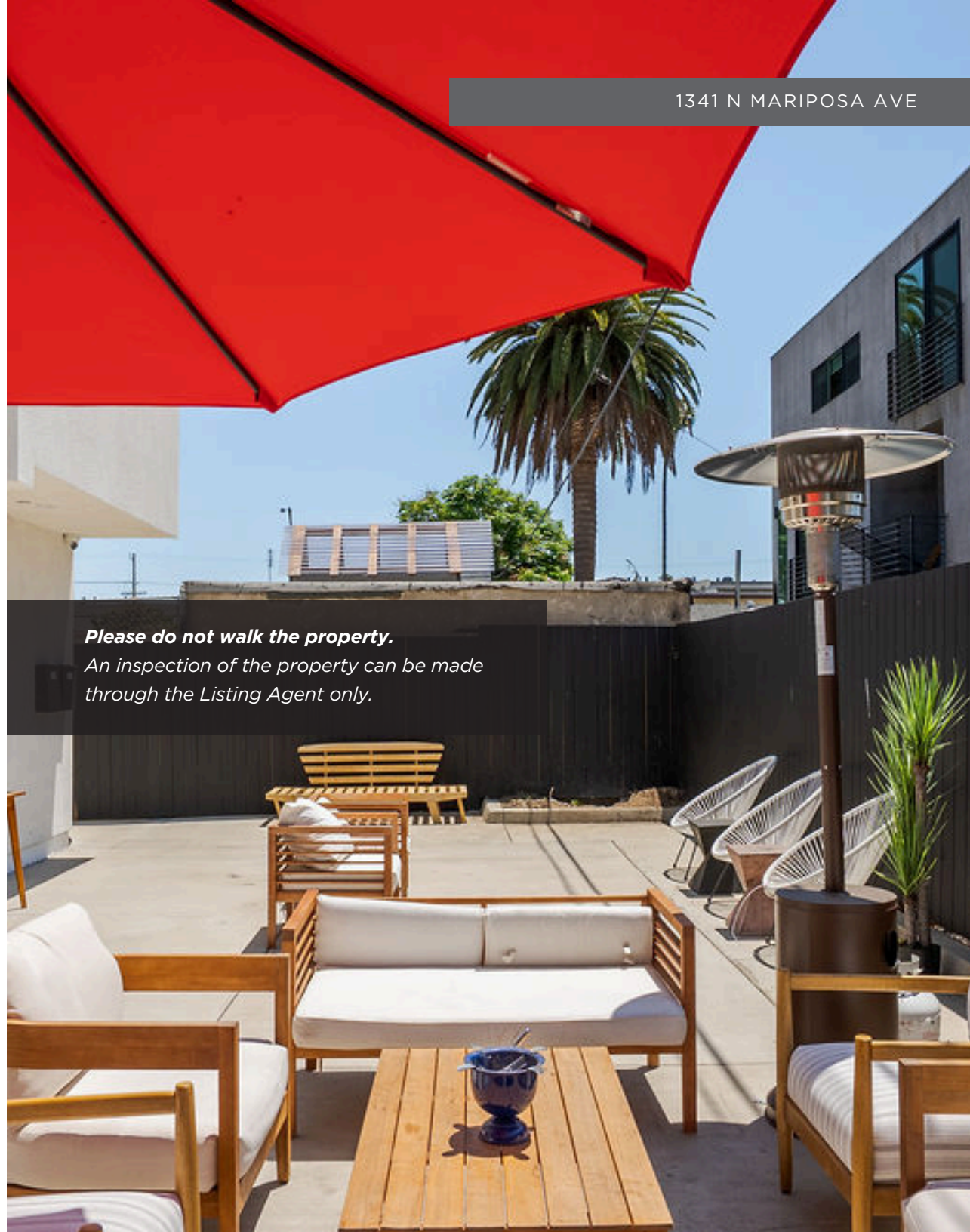
5543-024-002

ZONING

LARD2

YEAR BUILT

2025



Please do not walk the property.

*An inspection of the property can be made
through the Listing Agent only.*

AT A GLANCE

ASKING PRICE

\$4,498,000

FRONT UNIT

15 Beds + 15 Baths

REAR UNIT

16 Beds + 16 Baths

\$/BEDROOMS

\$1,500, all En-suites

GROSS INCOME

\$46,500 Mo.

\$558,000 Yr

NET INCOME

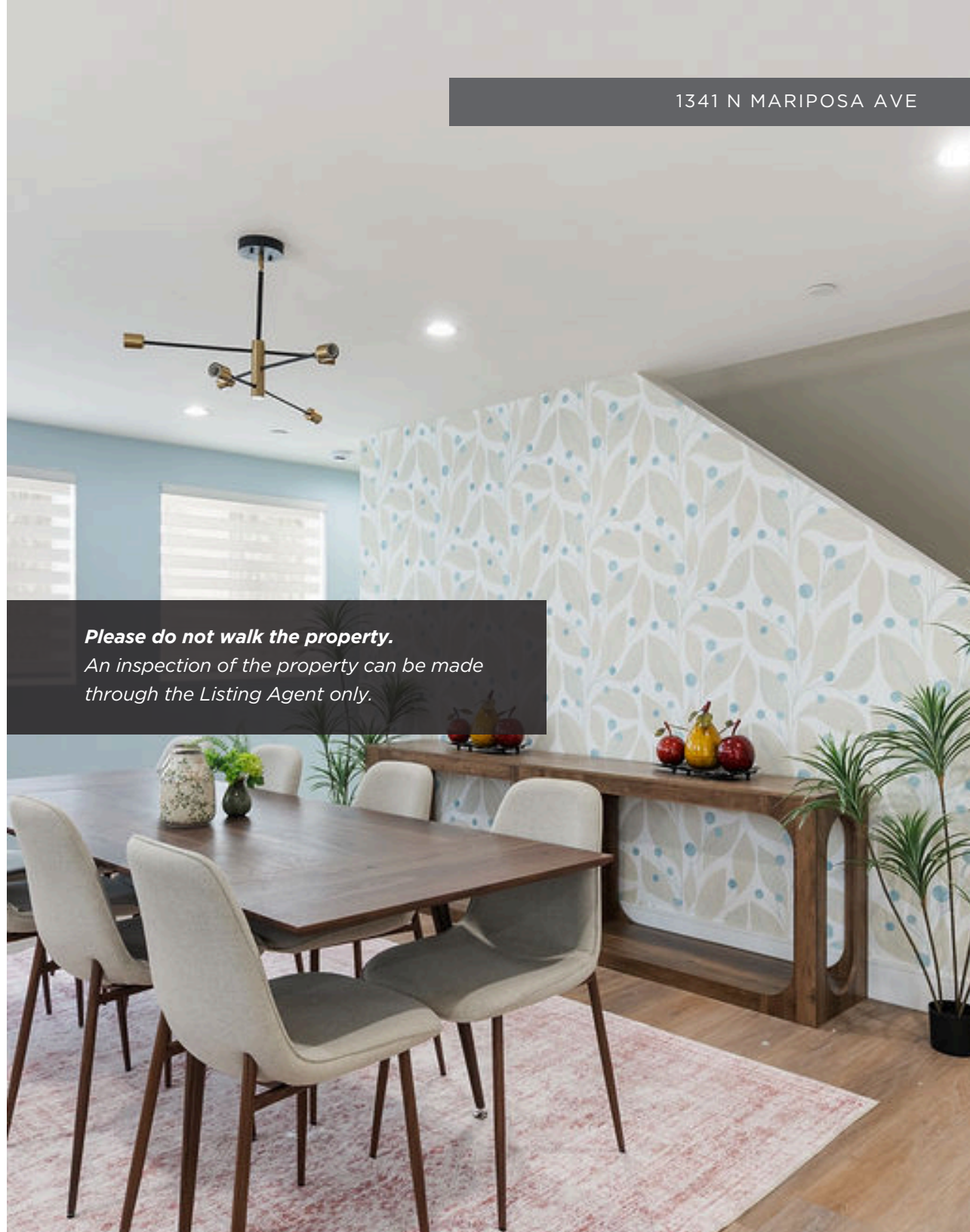
\$390,600 Yr.

CAP RATE

8.6%

GRM

8.06



Please do not walk the property.

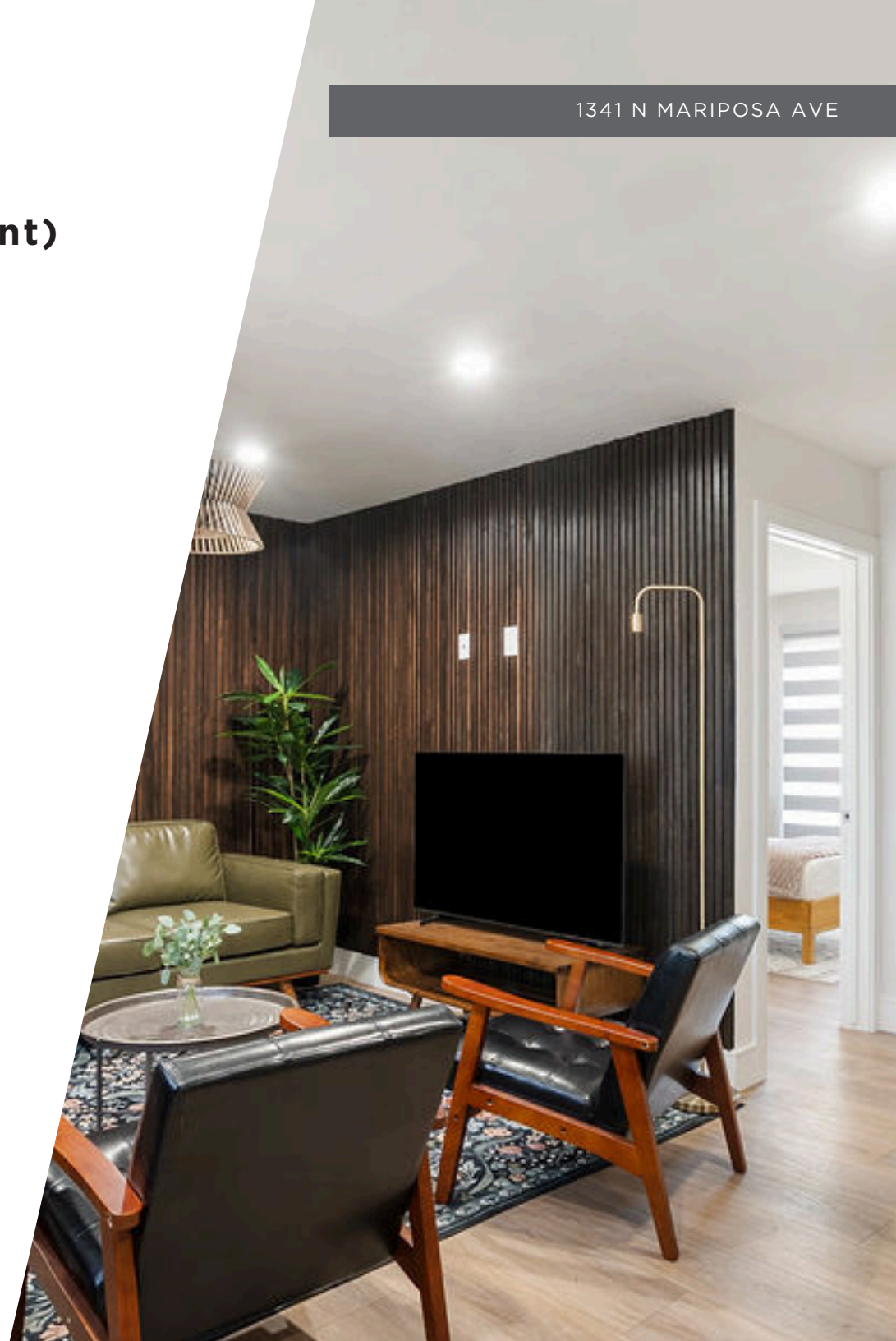
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CURRENT (Delivered 100% occupied or Vacant)

MONTHLY INCOME \$46,911.51

A1 = \$1,572.59	B1 = \$1,508
A2 = \$1,650	B2 = \$1,373.42
A3 = \$1,450	B3 = \$1,313.08
A4 = \$1,700	B4 = \$1,800
A5 = \$1,754.52	B5 = \$1,500
A6 = \$1,1575	B6 = \$1,550
A7 = \$1,123.53	B7 = \$1,550
A8 = \$1,700	B8 = \$1,550
A9 = \$1,348.06	B9 = \$1,400
A10 = \$1,290	B10 = \$1,500
A11 = \$2,017.13	B11 = \$1,850
A12 = \$1322.11	B12 = \$1,308.94
A13 = \$1,852.02	B13 = \$1,110.42
A14 = \$1,506.18	B14 = \$1,436.52
A15 = \$0	B15 = \$1,800
	B16 = \$1,500

**TOTAL ANNUAL GROSS
\$550,938.12**

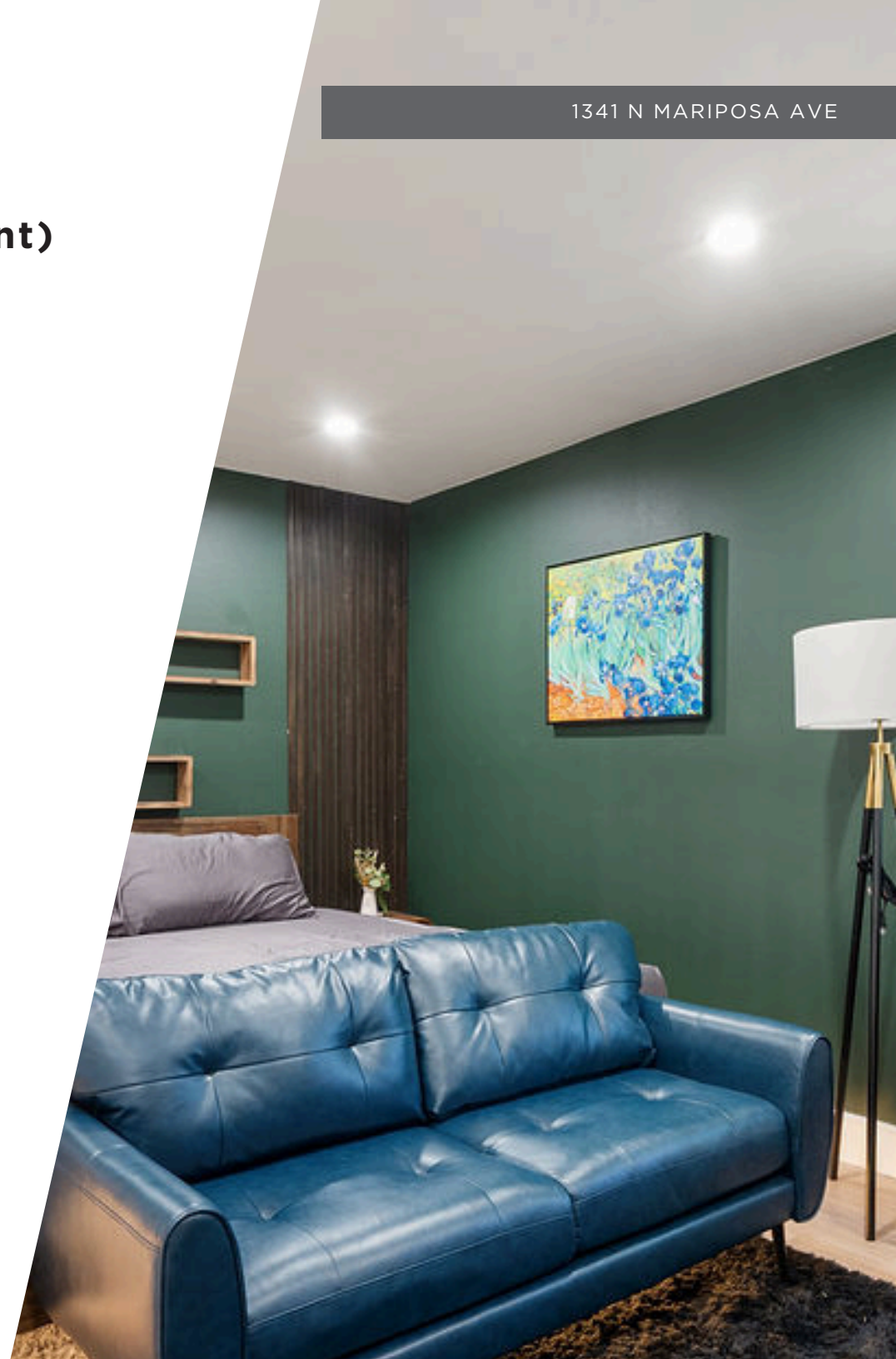


PROFORMA **(Delivered 100% Occupied or Vacant)**

MONTHLY INCOME \$51,150

A1 = \$1,650	B1 = \$1,650
A2 = \$1,650	B2 = \$1,650
A3 = \$1,650	B3 = \$1,650
A4 = \$1,650	B4 = \$1,650
A5 = \$1,650	B5 = \$1,650
A6 = \$1,650	B6 = \$1,650
A7 = \$1,650	B7 = \$1,650
A8 = \$1,650	B8 = \$1,650
A9 = \$1,650	B9 = \$1,650
A10 = \$1,650	B10 = \$1,650
A11 = \$1,650	B11 = \$1,650
A12 = \$1,650	B12 = \$1,650
A13 = \$1,650	B13 = \$1,650
A14 = \$1,650	B14 = \$1,650
A15 = \$1,650	B15 = \$1,650
A16 = \$1,650	

TOTAL ANNUAL GROSS
\$613,800



PROPERTY **PHOTOS**



SITE MAP



DESCRIPTION

AAmazing 8.60% CAP rate with 9.57% Upside potential! Turn key NEW CONSTRUCTION fully furnished, furniture included, fully occupied, Duplex with 31 Bedrooms + 31 BATHROOMS in Hollywood near Los Feliz. Each bedroom is it's own en-suite private bathroom with shower, providing an ideal balance of privacy and functionality for co-living use. The property is thoughtfully designed with shared kitchen and common areas, including 2 spacious living rooms per floor, creating a comfortable environment for both daily living and community interaction. Designed to accommodate professionals, creatives, travel nurses, interns, medical staff, and students, the home offers a move-in-ready solution for high-quality shared housing. Each bedroom is spacious and filled with natural light, with generous storage and private bath access, while shared spaces include a fully equipped kitchen, inviting living areas, and on-site laundry. The property is situated in a vibrant, walkable neighborhood with convenient access to Los Feliz Village, Silver Lake, Sunset Junction, Hollywood studios and nightlife, as well as nearby cafes, restaurants, shops, grocery stores, gyms, Metro lines, and the 101 Freeway. This central location makes it ideal for commuters and residents seeking accessibility without luxury pricing. A unique opportunity for a master tenant or operator to secure a newly built, purpose-designed co-living asset in one of Los Angeles' most desirable central neighborhoods.

IMPORTANT INFORMATION

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