

1127 SOUTH TEMPLE APARTMENTS

1127 East South Temple Street Salt Lake
City, UT 84102



Investment Realty
ADVISORS

JOSEPH MILLS

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For Sale | \$2,695,000

PROPERTY SUMMARY



PROPERTY DESCRIPTION

100% rented turnkey 8-unit multifamily investment located on historic South Temple. This Tudor-style property underwent a FULL renovation in 2022, including all new electrical and plumbing throughout, remodeled kitchens and bathrooms, updated cabinetry, tile backsplashes, fresh paint, and high-efficiency mini-split HVAC systems in all units. Additional third-floor studio space and basement area provide future upside potential (buyer to verify). Prime location near downtown Salt Lake City and the University of Utah with long-term rental stability. Owner/Agent.

In addition to the 8 units, there is an independent studio on the 3rd floor that could be rented separately or converted into another unit. There is also space in the basement to potentially add an additional second unit, totaling up to 10 units. Buyer to verify all. Owner/Agent

This turnkey property is an incredible investment opportunity in a prime location, just minutes from downtown and Universities.

PROPERTY HIGHLIGHTS

- Zoned RMF-35
- Potential to add more units
- Prime location

OFFERING SUMMARY

Sale Price:	\$2,695,000
Number of Units:	8
Unit Size:	
Building Size:	7,607 SF
Average Lease Rate:	
Price Per Square Foot:	
Proforma Lease Rate:	
Lease Type:	
Occupancy:	100%
NOI:	
Proforma NOI:	
CAP Rate:	
Proforma CAP Rate:	5.10%
Year Built:	XXXX/2022
Lot Size:	0.31 Acres

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SITE MAP & LOCATION



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BUILDING PHOTOS



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UNIT PHOTOS



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LOCATION MAP



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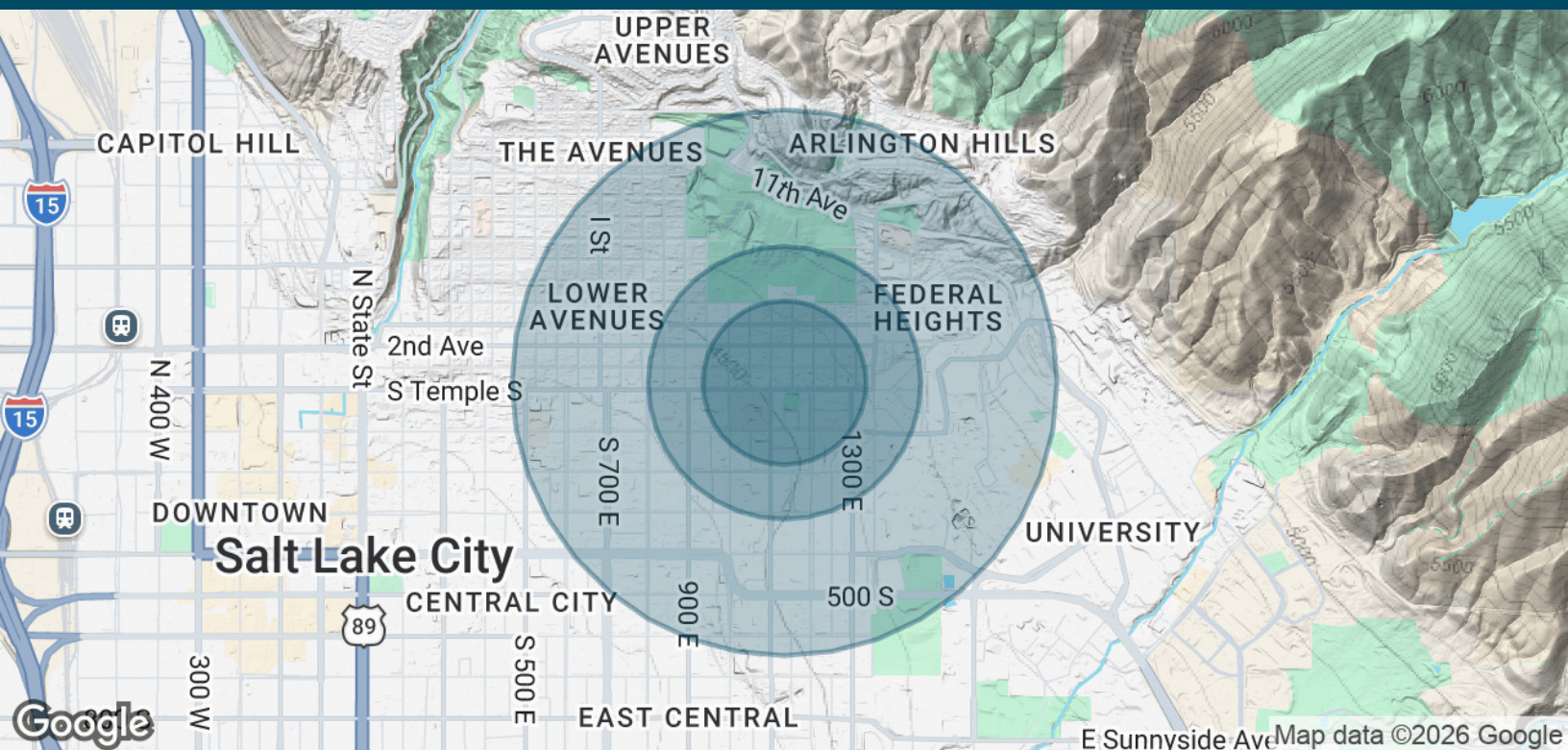
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DEMOGRAPHICS MAP & REPORT



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,849	7,011	20,136
Average Age	38	37	36
Average Age (Male)	38	37	36
Average Age (Female)	38	37	36
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	932	3,570	10,436
# of Persons per HH	2	2	1.9
Average HH Income	\$110,963	\$103,744	\$100,074
Average House Value	\$927,751	\$842,932	\$785,562

2020 American Community Survey (ACS)

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