

TRANSITIONAL/ASSISTED LIVING FACILITY FOR SALE



4,764± SF BUILDING ON 6,947± SF LAND
11121 Glenoaks Blvd, Pacoima, CA 91331

MAJOR PROPERTIES
REAL ESTATE
Commercial & Industrial Specialists
Offering Memorandum

11121 GLENOAKS BLVD, PACOIMA, CA 91331

Property Highlights

- 2-story facility
- Ideal for mental health, sober living, assisted living, non-profit use, etc.
- Completely renovated!
- 11 bedrooms and 6 bathrooms
- Light and bright
- Must see: Move in condition!

Property Details

Available Area:	4,764± SF
Land Area:	6,947± SF
Year Built:	1982
Construction:	Frame & Stucco
Roof:	Composition Shingle
Zoning:	LA R1-1-CUGU
APN:	2536-008-002
Frontage:	50' on Glenoaks Blvd

ASKING PRICE: \$2,100,000 (\$440.80 PER SF)



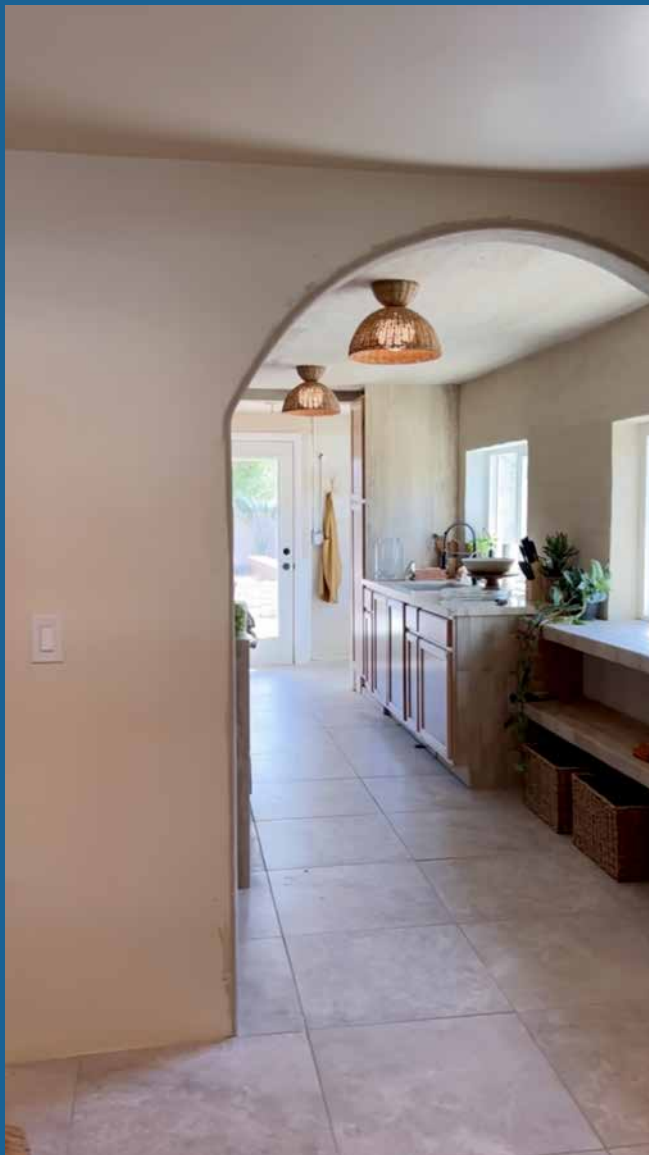
Yard Photos



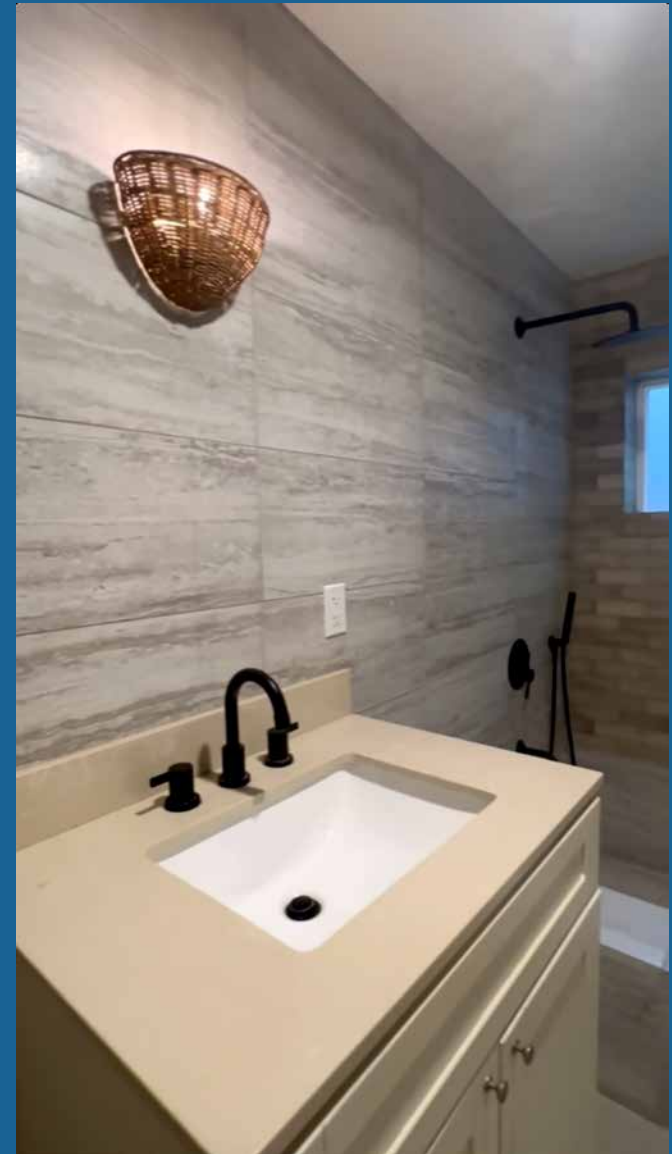
Interior Photos



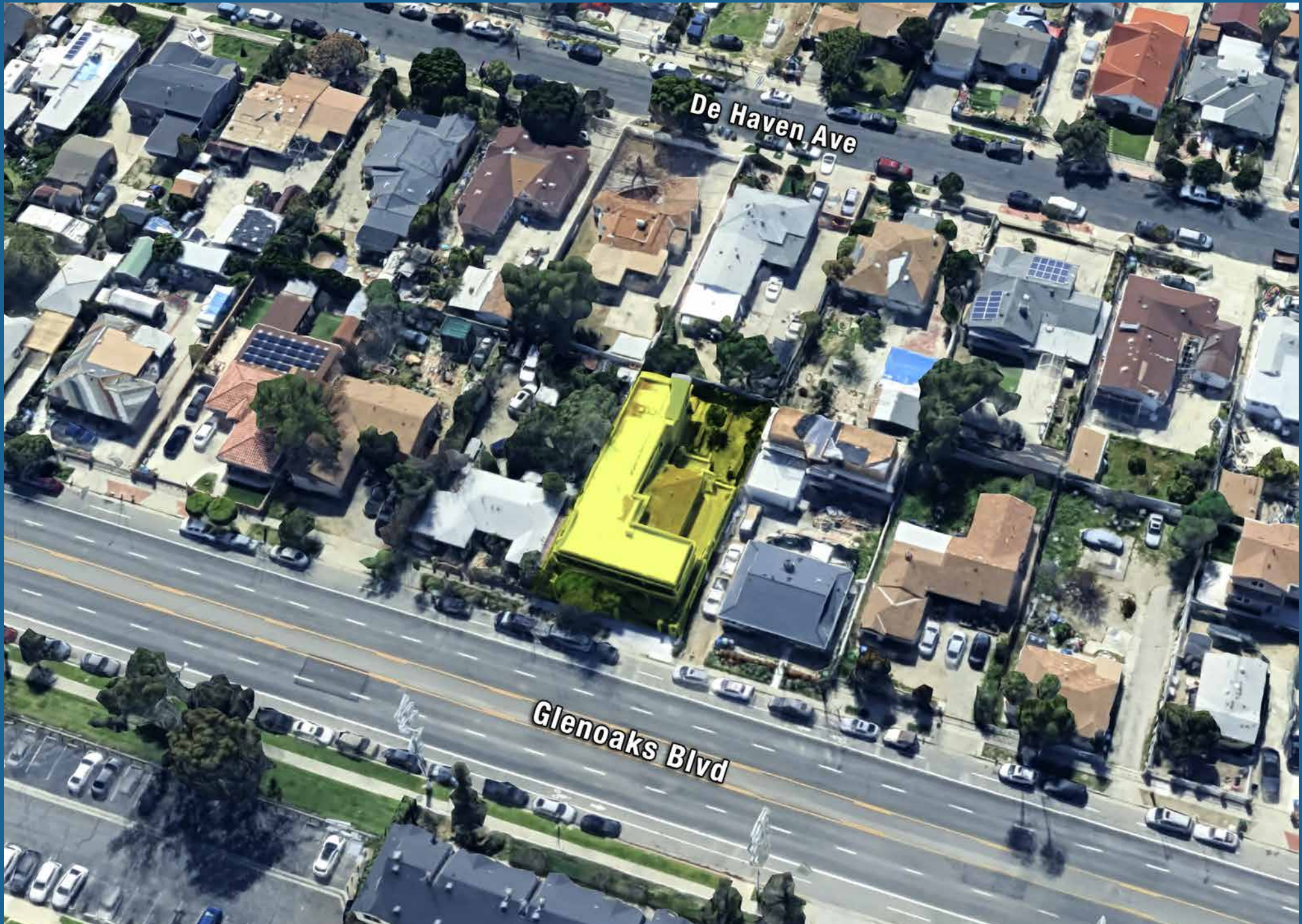
Interior Photos



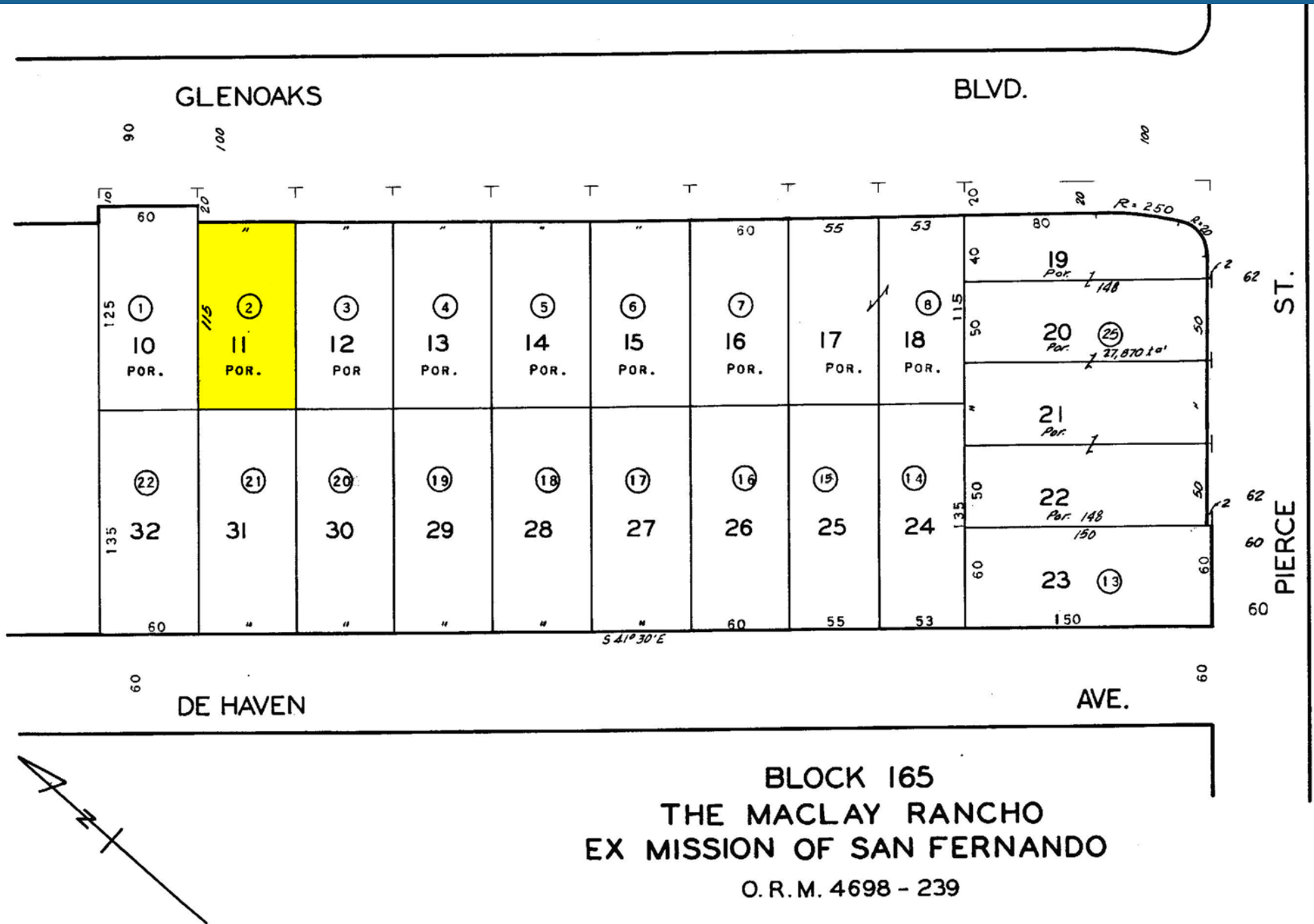
Interior Photos



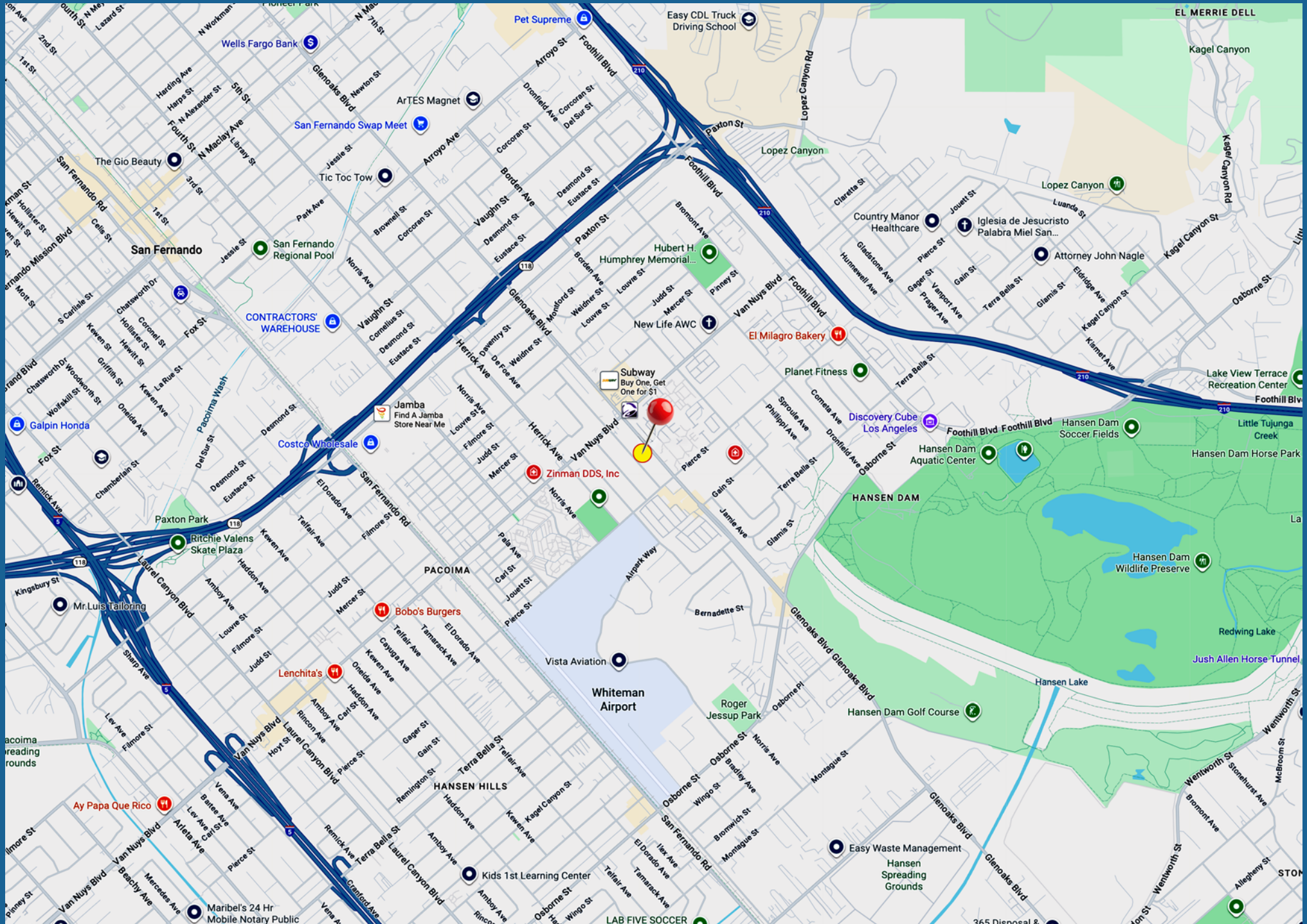
Aerial Photo



BLOCK 165
THE MACLAY RANCHO
EX MISSION OF SAN FERNANDO
O. R. M. 4698 - 239



Area Map



FOR SALE

11121 GLENOAKS BLVD, PACOIMA, CA 91331

TRANSITIONAL/ASSISTED LIVING FACILITY

4,764± SF 2-Story Building Available

The information contained in this offering material is confidential and furnished solely for the purpose of a review by prospective Buyers of the subject property and is not to be used for any other purpose or made available to any other person without the express written consent of Major Properties or Compass.

This Brochure was prepared by Major Properties and Compass. It contains summary information pertaining to the Property and does not purport to be all-inclusive or to contain all of the information that a prospective Buyer may desire. All information is provided for general reference purposes only and is subject to change. The summaries do not purport to be complete or accurate descriptions of the full documents involved, nor do they constitute a legal analysis of such documents.

This information has been secured from sources we believe to be reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Recipient of this report must verify the information and bears all risk for any inaccuracies.

Exclusively offered by



Daniel Moussazadeh

310.999.9437 mobile

213.747.7959 office

daniel@majorproperties.com

DRE LIC. 02058572



Charlie Rosenberg

213.500.3512 mobile

213.222.1201 office

charlie@majorproperties.com

DRE LIC. 02178627