
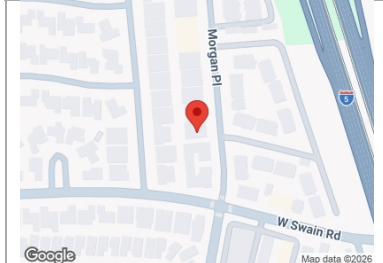


6215 Morgan Pl, Stockton, CA 95219

	Presented By: Shawn R Mileham LIC: 01271371 Primary: 916-806-5496 shawnguy00@yahoo.com	LPT Realty, Inc LIC: 02248983 10620 Treena St STE 230 San Diego CA 92131 877-366-2213
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LP: \$549,999 **Status:** Active 03/18/26 **Area:** 20703 **DOM/CDOM:** 30/30
Year Built: 1973 **Lot Acres:** 0.1742



Pending Date: **Days in Escrow:**
Close Date: **Close Price:**
CP % LP: **Close Price / SqFt:**

Special Listing Conditions:
 None
Listing Service: Full Service

[View All \(5\)](#) [Map](#) [Mortgage Calculator](#)

Public Remarks

Public Remarks: Presenting a turn key, cash flowing duplex investment property in the desirable Lincoln Village West neighborhood of Stockton. This well-located property features two 2-bedroom, 1-bath units, each offering its own garage and private backyard space, perfect for long term tenants seeking comfort and convenience. Both units have functional layouts with in-unit laundry hookups and open living areas. The property is fully occupied making it ideal for investors looking to expand their portfolio. Built in 1973 on a generous lot, the duplex is situated in a neighborhood known for its proximity to schools, shopping, and major commute routes. Fully occupied. Please do not disturb tenants.

Directions

Directions to Property: Head West on March Lane, Right Feather River
Cross Street: W Swain Road

General Information

Property Subtype: Duplex # of Buildings: 0 County: San Joaquin APN: 100-290-010-000 Zoning: Census Tract: Elevation: Lot SqFt (approx) / Source: 7590 Lot Size Dimensions: Year Built/Source: 1973	Subdivision: Subtype Description: Builder Name: Building Name: Architectural Style: Construction Materials: Brick Foundation:
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School District (County): Middle or Junior School District:	Elementary School District: Senior High School District:
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Total Parking Spaces: 8 Garage Spaces: Parking Features: Attached Loading:	Covered Spaces: Carpport Spaces:	Open Parking Spaces: Independent Parking Spaces:	Tandem Parking Spaces: Guest Spaces:
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Financials

Financial Data Source: Other Income Includes: Cap Rate: 0.00% Operating Expense Includes:	Tenant Pays: Electricity, Gas, Trash Collection, Water
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Actual or Scheduled: Insurance Expense: \$0 Maintenance Expense: \$0 Utilities Expense: Operating Expense:	Gross Income Multiplier: Tax Annual Amount: Projected Annual Property Tax: Other Expense: \$0 Gross Scheduled Income: \$0	Total Deposit: Management Expense: \$0 Vacancy Allowance Rate: Net Operating Income: Gross Rent Multiplier:
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Financials

1 Bedroom Annual Occupancy: Rent Range:	3 Bedroom Annual Occupancy: Rent Range:
2 Bedroom Annual Occupancy: Rent Range:	4 Bedroom Annual Occupancy: Rent Range:
Studio Annual Occupancy: Rent Range:	Commercial Rent Range:

Lease Information

Lease Term: Month To Month, Security Deposits Existing Lease Type: Lease Deposit:	# Leaseable: # of Units Leased: 0 # of Owner Occupied: 0	# of Units Vacant: 0 # of Units Month to Month: 0 # Section 8: 0
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Disclosures / Restrictions

Disclosures /Documents: Certified Firewise Community: Firewise Community Name:	Bonds/Asmts/Taxes: County Transfer Tax Rate: City Transfer Tax Rate:
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Interior Information

Stories: 0 Levels: # of Floors: # of Rooms: Basement: None Basement SqFt: Appliances: Laundry Features: In Each Unit Flooring: Laminate Interior Features: Heating: MultiZone Cooling: Ceiling Fan(s), Central	Energy Efficient: Green Building Verification Type: Rating: Body: Year: Window Features: Security Features: Other Equipment: Property Conditions:
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Units / Buildings

# Of Units Total: 2		Units	Occupied	Units	Occupied
Units Furnished:	Signs:	Studio:	0		
# Commercial Units: 0		1 Bedroom:	0	3 Bedroom:	0
Other Unit(s):		2 Bedroom:	0	4 Bedroom:	0


Unit 1	Unit 2
Type: Description: Identification: Rooms: 0 Bedrooms: 2 Full Baths: 1 Partial Baths: 0 Rent: \$1400 Source: Approx SqFt: 1011 Source: Occupancy: Tenant Lease Term:	Type: Description: Identification: Rooms: Bedrooms: 2 Full Baths: 1 Partial Baths: Rent: \$1500 Source: Approx SqFt: 1011 Source: Occupancy: Tenant Lease Term:

Unit 3	Unit 4
Type: Description: Identification: Rooms: Bedrooms: Full Baths: Partial Baths: Rent: Source: Approx SqFt: Source: Occupancy: Lease Term:	Type: Description: Identification: Rooms: Bedrooms: Full Baths: Partial Baths: Rent: Source: Approx SqFt: Source: Occupancy: Lease Term:

Exterior Information

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Exterior Information

Accessibility Features: Exterior Features: Yard Space Patio and Porch Features: Roof: Lot Features: Other Topography: Frontage Type: View Description: Utilities: Seperate Meters:	Electric: Pwr Prod Type: Pwr Prod Ownership: Pwr Prod Desc: Pwr Prod Size: Pwr Prod Year Install: Water Source: Public Irrigation Source: Sewer:
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Association

Association: Fee: Includes:	Mandatory: Frequency:	Name: Phone: Features:
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Search Criteria