

916-918 IMPERIAL BEACH BLVD, IMPERIAL BEACH, CA, 91932

2 BD | 2 BA

OFFERED AT

\$1,177,600



To get listing and finance info about this property,



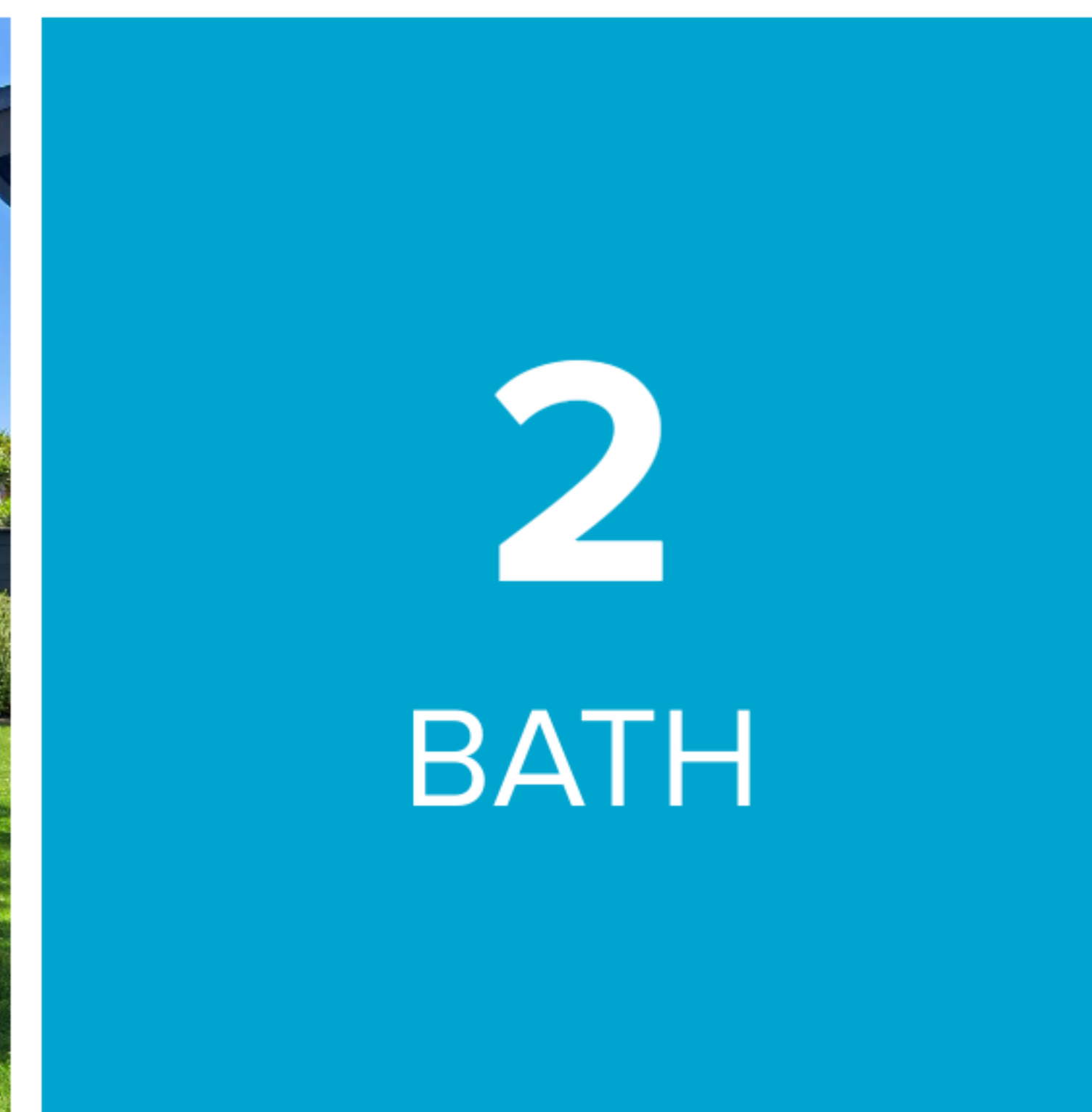
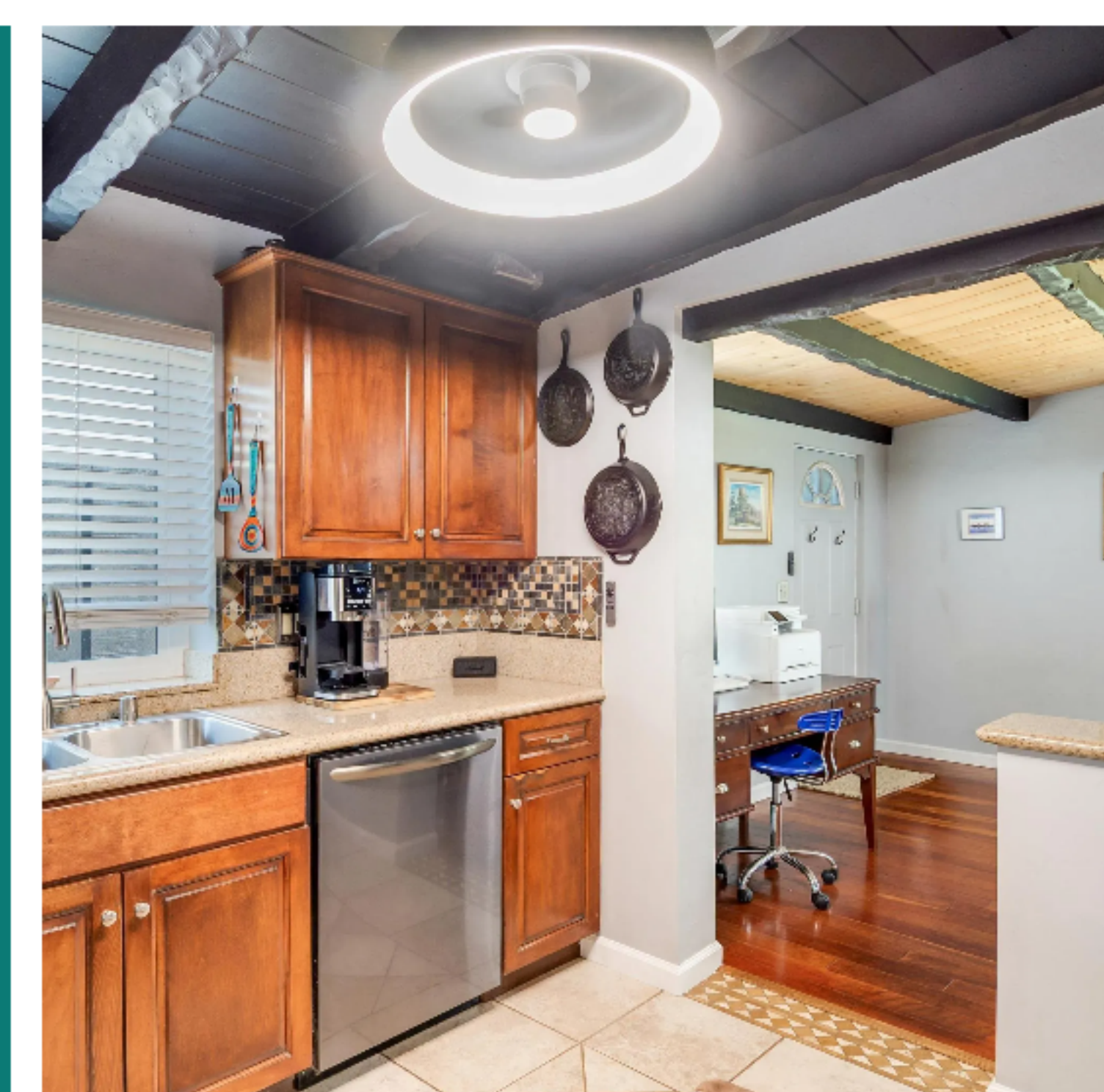
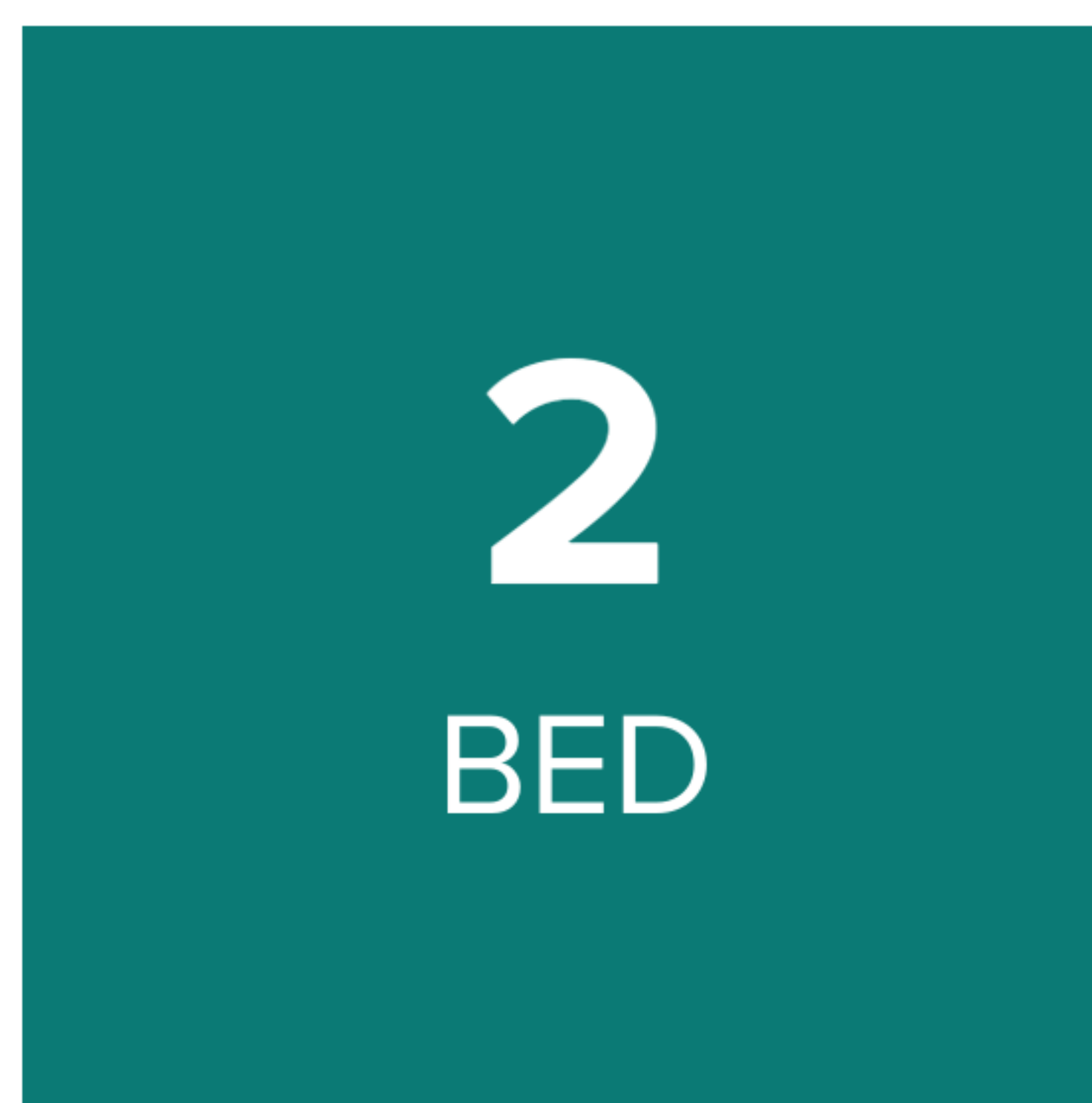
text **SDLISTINGS**  
to **800.701.6509**  
Message and data rates may apply

OR, scan  
this code



## ABOUT THIS PROPERTY

Incredible real estate opportunity in Imperial Beach! This highly versatile duplex features two updated units, offering the perfect setup for an investment property, a multi-generational home, or a primary residence where you can live in one and rent the other or simply occupy both units. Located just minutes from the beach, this property combines coastal living with unmatched functionality and storage space. The property has been carefully upgraded with key improvements including a newer roof, dual-pane windows, a fresh stucco exterior, newer fencing, and a completely upgraded electrical system, including two new electrical panels.



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ListReports



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AREA REPORT

VERY CONVENIENT

This home is in a **very convenient** area. Some errands in this location require a car and most major services are within 1 mile.

- GROCERIES 0.4 MI
- CLEANERS 0.5 MI
- GYM 0.6 MI
- GAS 0.5 MI
- MEDICAL 0.5 MI
- COFFEE 1 MI
- ATM 0.5 MI
- PHARMACY 0.5 MI
- MOVIE THEATER 1.6 MI



SCHOOL REPORT

SCHOOLS IN YOUR AREA

The assigned schools are **average** for the area. There are also 9 private schools and 9 charter schools within 5 miles.

- 5 RATING** K-6 IMPERIAL BEACH CHARTER ELEMENTARY SCHOOL ASSIGNED
- 5 RATING** 7-8 MAR VISTA ACADEMY ASSIGNED
- 6 RATING** 9-12 MAR VISTA HIGH SCHOOL ASSIGNED



OUTDOOR REPORT

THE GREAT OUTDOORS

This home is located near a variety of outdoor activities.

POPULAR

- PARK VETERANS PARK (0.1 MILES)
- DOG PARK DOG BEACH I.B. (1.3 MILES)
- HIKING OTAY VALLEY REGIONAL PARK (2.5 MILES)
- GOLF COURSE SAN DIEGO COUNTRY CLUB (4.4 MILES)



FOOD REPORT

NEIGHBORHOOD EATS

This home is located near 80 moderately priced restaurants and has an **average** variety of cuisines.

BY CATEGORY

MEXICAN	22	PIZZA	5
FAST FOOD	14	SEAFOOD	5
AMERICAN	9	BARBECUE	4
ASIAN	8	CHINESE	4
INTERNATIONAL	6	OTHER	10

