

[Property History](#)

Listing Summary

[Map](#)[Report Violation](#)Listing #81825828 885--891 3rd Ave, San Bruno, CA 94066 **Closed** (03/02/21) **DOM/CDOM:** 15/97**\$1,160,000 (LP)****\$1,150,000 (SP)**Price/SqFt: **627.04**

SP % LP: 99.14

SqFt: 1834**Lot Size****SqFt:** 5000**Area/District:**

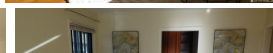
900506

Yr: 1947**Special Listing****Conditions:** None**Total Parking****Spaces:** 2

Remarks

Back on Market, Great Investment with \$5,550.00 monthly rental income, Built as a duplex so there are separate meters, including 2 PG&E/Gas/Water. 2 garages, each unit has its own laundry room, both unit comes with Front/Backyards; 2 Separate identical 1Bedroom units are attached at garages so this is almost like 2 single family homes. Ideal for an investor or condo buyer who wants the tenant to pay most of their mortgage. Where else can you buy a duplex close to SF or San Mateo area that

Picture

[Pictures \(23\)](#)

RecMlsNumber

MLL81825828

Showing Information

Primary Showing Contact Name

David

Primary Showing Contact Phone

(415) 336-0166

Showing Instructions

Appointment Only, Call 1st Lockbox, Do Not Disturb, Supra iBox, See Remarks

Publish To Internet

Yes

Remarks

Private Remarks

rents current, Please submit your highest & best offers any time, 885 Vacant-open to show anytime, 891 Occupied by tenant, showing by appointment only with proof of funds, loan approval. Both units remodeled in 2015. Property is been sold AS-IS condition. Photo's are from 2018 property de-staged, both houses identical same floor plans, same conditions. signed PEAD-V prior to visit. All visitors must wear a protective face mask to follow NAR showing guidelines. Presale escrow with First American Title - Silvia Barragan" Direct 650-838-1705 Email: sbarragan@firstam.com

Agent and Office Information

Agent
Office

David K Dai (ID: 804224) Primary:415-336-0166 Lic: 01403284

CMM Global Realty (ID:CMMG) Phone: 415-336-0166 Office Lic.: 02066930

Closing Information

Close Price

1,150,000

Listing Price

1,160,000

SP % LP

99.14

Buyer Financing

Cash

Comments

Buyer Agent

Jim O'Neil (805337)

Buyer Co-Agent

Close Date

03/02/21

Pending Date

01/29/21

Original Price

1,199,000

DOM/CDOM

15/97

Listing Date

01/14/21

Buyer Office

Sotheby's International Realty (STHB4)

Buyer Co-Office

Price, Dates and Commissions

On Market Date

01/14/21

Listing Date

01/14/21

Original Price

1,199,000

Commission Type

%

Entry Date

01/14/21

Expiration Date

04/30/21

Commission to Buyer Office

Commission to Buyer Office

2.50

Dual Variable Compensation

No

**Listing Agreement
DOM/CDOM**Exclusive Right To Sell
15/97**Unit Information**

# Of Buildings	2
# Of Units Leased	1
# Of Units Month to Month	0
# Of Units Vacant	0
# of 1 Bedroom Units	0
# of 2 Bedroom Units	0
# of 3 Bedroom Units	0
# of 4 Bedroom Units	0
# of Studio Units	0
# Commercial Units	0
Unit 1 Bedrooms	1
Unit 1 Full Baths	1
Unit 1 Partial Baths	0
Unit 1 Rent	\$2775
Unit 1 Approx SqFt	917
Unit 1 # of Rooms	0
Unit 2 Bedrooms	1
Unit 2 Full Baths	1
Unit 2 Partial Baths	0
Unit 2 Rent	\$0
Unit 2 Approx SqFt	817
Unit 2 # of Rooms	0
Unit 3 Bedrooms	0
Unit 3 Full Baths	0
Unit 3 Rent	\$0
Unit 3 Approx SqFt	0
Unit 3 # of Rooms	0
Unit 3 Partial Baths	0
Unit 4 Bedrooms	0
Unit 4 Full Baths	0
Unit 4 Partial Baths	0
Unit 4 Rent	\$0
Unit 4 Approx SqFt	0
Unit 4 # of Rooms	0
# Of Furnished Units	0
Total # Owner Occupied	0
# of 1 Bedrooms Occupied	0
# of 2 Bedrooms Occupied	0
# of 3 Bedrooms Occupied	0
# of 4 Bedrooms Occupied	0
# Studios Occupied	0
Studio Annual Occupancy	0%

Unit Income and Expense

Cap Rate	4.72
Gross Scheduled Income	\$66600
Gross Rent Multiplier	17.42
Monthly Income	\$0
Income Includes	Rent Only
Operating Expense	\$9900
Total Deposit	\$0
Total # Leasable	0
Utilities Expense	\$50
Operating Expense Includes	Accounting, Insurance, Maintenance Grounds, Other, Payment on Mortgage
Other Expense	\$50
Management Expense	\$100
Tax Annual Amount	\$8500
Insurance Expense	\$800
Maintenance Expense	\$200
Financial Data Source	Rental Agreement
Lease Term	12 Months
Tenant Pays	Electricity, Gas, Sewer, Trash Collection, Water
Monthly Expenses	\$0
Separate Meters	Electricity, Gas, Water
Lease Deposit	\$0

Financial Information

City Transfer Tax Rate	0.00
County Transfer Tax Rate	0.00
Bonds/Assessments/Taxes Desc	Transfer Tax City
Terms	Cash, Conventional
Possession	Close Of Escrow

Property Information

Status	Closed (03/02/21)		
Property Type	Residential Income	Property Subtype	Duplex
Approx SqFt	1,834	Price / SqFt	627.04
Lot Sq Ft (approx)	5,000	Lot Acres (approx)	0.1148

of Rooms 0
Year Built 1947
Stories 1
Special Listing Conditions None

Property Location

County San Mateo **APN** 020-187-010
Cross Street
Area/District Belleair-Etc
Subdistrict
Zoning R10006

Interior Information

Appliances Free Standing Gas Oven, Free Standing Refrigerator, Free Standing Oven/Range
Flooring Laminated, Marble, Wood
Cooling None
Heating Wall Furnace
Laundry Features Washer/Dryer

Construction Information

Architectural Style Ranch
Construction Materials Frame, Wood
Foundation Other
Roof Shingle
Accessibility Features None
Utilities City, Natural Gas Connected
Electric 220 Volts
Water Source Public
Sewer Public Sewer
Security Features Security Fence

Parking Information

Garage Spaces 1
Total Parking Spaces 2
Underground 0
of Guest Space(s) 0
Tandem Parking Spaces 0
Independent Parking Spaces 0
Parking Features Attached

Lot and Outdoor Information

Lot Features Other
Exterior Features Fenced Yard, Yard Space

Association Information

Association No
Association Fee \$0

School Information

School District (County) San Mateo (Elementary School District: San Bruno Park Elem; Senior High School District: San Mateo Union High)

Green Information

Energy Efficient Windows

Other Listing Information

Disclosures/Documents Disclosure Package Available, Natural Hazard Disclosure Available, Sewer or Septic Report
Concessions Amount \$0
Show To VOW No
Show Address on VOW No
Display AVM on Internet Yes
Show Comments on VOW Yes
Listing Service Full Service

Privileged Information

Photos Provided By
Publish To Internet Yes
Approved Yes
Longitude / Latitude -122.409676 / 37.632472
Show Address to Public Yes
Show Address to Client Yes
Agent Hit Counter 99
Public/Client Hit Counter 10

Partner Hit Counters

MLS	Agent Hit Counter	Public Hit Counter
BARI	35	1
SACM	19	0

SFAR	99	10
	153	11
Days in Escrow	0	
Elementary	San Bruno Park Elementary	
Senior High	San Mateo Union High	

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U.S. Patent 6,910,045
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