

Exceptional Value



524 S Calle Abronia Palm Springs

- 1,523 Square Feet of Living Space
- 5,758 Sq. Foot Lot, Fee Land
- Built in 1947
- 4 Bedrooms, 5 Baths
- Listing No. 402
- MLS No. 41403706

\$289,000

Downtown triplex with additional bonus building on a quiet street. Owner will carry on this recently renovated building with a 2 bedroom, 2 bath main unit with nice kitchen with new granite counters and appliances and mountain view breakfast area, tile floors, tiled bathrooms, and front and rear patios. Unit B is a one bedroom one bath with kitchen and unit C is a studio with kitchen. The bonus building has a bathroom. Electrical has been upgraded and many of the systems are brand new. Plenty of room for west facing pool and lots of parking. Owner will carry a 1st TD with 25% down including 6% interest amortized over 30 years due in 7. The building is vacant with area rents supporting \$950 - \$1050 for unit A, \$600 for unit B and \$550 for unit C.



License # 00700215

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