

12-Unit Apartment Building — Santa Ynez Park

**1101 Tilton Avenue @ North Idaho Street
San Mateo, CA**

Asking Price: \$2,100,000



12-one bedroom units

Building size: 7,756 sq. ft.

12-car parking

Lot size: 8,610 sq. ft., .19 acres

Gas wall heaters

Year built: 1954

Gas stoves

Parcel #: 033-121-070

Separate meters



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Rent Roll — 1101 Tilton Avenue San Mateo, CA

Income: \$194,400

Expenses w/o Taxes: \$11,900

Unit	Rent
1 – garage	\$1,300
2 – garage	\$1,300
3 – no garage	\$1,300
4 – no garage	\$1,300
5 – no garage	\$1,300
6 – garage	\$1,300
7 – no garage	\$1,300
8 – garage	\$1,300
9 – no garage	\$1,300
10 – garage	\$1,300
11 – garage	\$1,300
12 – no garage	\$1,300
Laundry	\$600
Total	\$16,200

Taxes:	1.2% of sales price
Insurance:	\$3,500
Water:	\$2,200
PG&E:	\$3,200
Scavenger:	\$3,000

Note: Units 3, 4, 5, 8, 9, 11 and 12 are Section 8 tenants.

Financing: \$1,000,000, 4%, East West Bank



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