Marcus & Millichap

TUVIA GROUP

LOS ANGELES MULTIFAMILY

CLOSING CASE STUDY

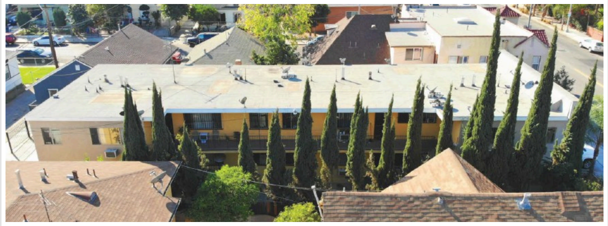
Kian Maronde Closes 8-Unit Value-Add Multifamily Sale in Boyle Heights

Kian Maronde of Marcus & Millichap is proud to announce the sale of an eight (8) unit multifamily property at 150 S Soto Street in Boyle Heights, Los Angeles. Kian represented both the Buyer and the Seller, structuring a direct sale between a long-term owner and an experienced local investor.

The Buyer typically focuses on development but was drawn to 150 S Soto Street for its attractive basis, ADU potential, and prime commercial-corridor location. Seeing a rare mix of in-place income and long-term upside, he submitted a noncontingent offer from day one.

After roughly 20 years of ownership, the Seller chose to exit Los Angeles multifamily, unlock equity, and focus on travel and retirement. By identifying a buyer who grasped both the income and value-add potential, Kian executed a clean, certain transaction.

TRANSACTION HIGHLIGHTS:



Units	**8**
Building Size	**5,902 SF**
Submarket	**Boyle Heights**
Upside	**Value-Add / ADU**

ADDRESS:

150 S Soto St
Los Angeles, CA 90033

BUYER PROFILE:

Local Developer-Investor

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