

\$11,750,000 - 445-523 Hart Drive, El Cajon

MLS® #260010489

\$11,750,000

74 Bedroom, 72.00 Bathroom, 32,800 sqft

Residential Income on 1.67 Acres

N/A, El Cajon, CA

Price reduced \$1,450,000. We are pleased to present Hart Townhomes, a 24-unit townhome community in El Cajon offered by the original developer. - Built 1991, comprehensively renovated 2016 to 2019 - 22 three bedroom homes (1,350 SF) and 2 four bedroom homes (1,550 SF) - Every home: attached duet, two car garage, private yard, fireplace, in-unit laundry - Tentative map contemplating individual townhome sales - 98% historical occupancy with four plus year average tenant tenure - In-place rents approximately 12% below market - Comparable El Cajon townhomes averaged \$681,000 over trailing twelve months - Only 22.8% of El Cajon apartments contain three bedroom units; just 2.3% include four bedroom units Stabilized cash flow with embedded mark-to-market upside and condominium disposition optionality.

Essential Information

MLS® #	260010489
Price	\$11,750,000
Bedrooms	74
Bathrooms	72.00
Full Baths	48
Half Baths	24
Square Footage	32,800
Acres	1.67



Type	Residential Income
Sub-Type	Com-Res Income
Status	Active

Community Information

Address	445-523 Hart Drive
Area	EL CAJON (92021)
Subdivision	N/A
City	El Cajon
County	San Diego
State	CA
Zip Code	92021

Amenities

Amenities	Other/Remarks
Parking Spaces	54
Has Pool	Yes

Interior

Fireplace	Yes
# of Stories	2

Additional Information

Date Listed	May 1st, 2026
Days on Market	99
Listing Office	Newmark of Southern California

Listing Details

Listing Office	Newmark of Southern California
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