

\$959,000 - 2442 Union Street 2n 2s, San Diego

MLS® #NDP2605762

\$959,000

3 Bedroom, 3.00 Bathroom, 1,785 sqft
Residential

N/A, San Diego, CA

Dual APN condo investment/Prime value Add opportunity A stand out opportunity for the savvy investor or seasoned contractor. This 1800 square-foot residence currently encompasses two combined condominium units under a single ownership, each carrying its own APN setting the stage for a compelling value add project. The vision is straightforward: restore the property to its original two unit configuration, creating two separately, rentable condos with strong income potential. With the dual APN structure already in place, the groundwork for the strategy is built right into the deal. Adding to the appeal, each unit comes with its own assigned tandem underground gated garage parking-a highly desirable amenity that strengthens rental demand and long - term value in any market For the right buyer with the skills and foresight to execute, this is a rare chance to acquire a single asset with two exit strategies rent both units, sell them individually, or hold as a multi unit income property. Properties of this kind of built in upside, dont come along often. Low HOA no Mello Roos

Built in 2005

Essential Information

MLS® #	NDP2605762
Price	\$959,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,785
Year Built	2005
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	2442 Union Street 2n 2s
Area	SAN DIEGO DOWNTOWN (92101)
Subdivision	N/A
City	San Diego
County	San Diego
State	CA
Zip Code	92101

Amenities

View	N/K
Pool	N/K

Interior

Appliances	Dryer,Washer
Cooling	N/K
Fireplace	Yes
Fireplaces	Gas
# of Stories	4
Stories	3 Story

Exterior

Lot Description	Sidewalks
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School Information

District	San Diego Unified School Dis
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Fees

HOA Fees	\$400
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HOA Frequency Monthly

Total Fees \$400

Additional Information

Date Listed June 15th, 2026

Days on Market 52

Zoning Residential

Listing Office Real Estate Coastal Style

Listing Details

Listing Office Real Estate Coastal Style

This information is deemed reliable but not guaranteed. You should rely on this information only to decide whether or not to further investigate a particular property. BEFORE MAKING ANY OTHER DECISION, YOU SHOULD PERSONALLY INVESTIGATE THE FACTS (e.g. square footage and lot size) with the assistance of an appropriate professional. You may use this information only to identify properties you may be interested in investigating further. All uses except for personal, non-commercial use in accordance with the foregoing purpose are prohibited. Redistribution or copying of this information, any photographs or video tours is strictly prohibited. This information is derived from the Internet Data Exchange (IDX) service provided by San Diego MLS®. Displayed property listings may be held by a brokerage firm other than the broker and/or agent responsible for this display. The information and any photographs and video tours and the compilation from which they are derived is protected by copyright. Compilation© 2026 San Diego MLS®, Inc

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