

\$3,450,000 - 4341 Texas Street, San Diego

MLS® #PTP2606618

\$3,450,000

4 Bedroom, 3.00 Bathroom,
Residential Income on 0.16 Acres

Northpark, San Diego, CA

New pricing for a quick sale! The highest return turnkey Northpark multifamily deal on the market AND it has excessive parking AND highly desirable 1987 construction! 4341 Texas Street, San Diego offers a fully renovated, 1987 construction, 9-unit multifamily asset with an excessive 14 off-street parking spaces, immediate cash flow and remaining rental upside. 100% of units have been renovated. Parking is highly demanded and necessary to drive strong rents and occupancy in the Northpark Submarket. 4341 Texas will outperform competing rentals by providing 10 parking spaces plus an additional 4 garage spaces yielding 14 total parking spaces for 9 units, which is just shy of 1 parking space per bedroom, an extremely rare commodity in the dense Northpark submarket. The property features full ABS plumbing, individual unit water heaters for reduced SDGE usage, Challenger brand electrical panels with Romex wiring (400 amp/220V main service), and a pitched shingle roof. Ownership will benefit from the highly desirable infrastructure systems of a 1987 construction asset while maintaining the operational simplicity of a low-density asset, 2 story walk up building. The asset currently generates \$272,012 annual GSI and \$182,696 NOI, yielding a 5.30% in-place cap rate. There is approximately 10% income upside remaining with select units, the implementation of a utility billback program, and separated billing one of the double car garages. The



asset is forecasted to produce \$290,340 GSI and a 5.79% market cap rate at full market operations, with minimal to no additional capital investmen

Essential Information

MLS® #	PTP2606618
Price	\$3,450,000
Bedrooms	4
Bathrooms	3.00
Acres	0.16
Type	Residential Income
Sub-Type	Res Income 2-4 Units
Status	Active

Community Information

Address	4341 Texas Street
Area	NORTH PARK (92104)
Subdivision	Northpark
City	San Diego
County	San Diego
State	CA
Zip Code	92104

Amenities

Pool	N/K
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Interior

Fireplace	Yes
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Exterior

Lot Description	Curbs
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Additional Information

Date Listed	August 31st, 2026
Days on Market	31
Listing Office	Commercial Asset Advisors

Listing Details

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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