

# \$1,600,000 - 4491 33rd Place, San Diego

MLS® #PTP2201258

## \$1,600,000

4 Bedroom, 4.00 Bathroom, 1,980 sqft  
Residential on 0.09 Acres

N/A, San Diego, CA

Value Ranged at \$1.4m-\$1.6m. Rare opportunity for 3 Unit Complex in desirable Normal Heights! This income property has been lovingly maintained as an owner occupied home. Beautifully renovated and maintained w/ refinished original hardwood floors, remodeled baths, remodeled kitchens & new appliances in all units. New energy efficient windows throughout. Xeriscaped front yard. New fencing. Garage is drywalled w/ shelving, separate laundry. Four Electric meters and 1/4 bath in 2-car garage makes easy conversion to four units! Second 1-car garage drywalled with new door & 3 additional off-street parking spaces. New plumbing and sewer line. Electrical upgraded. New gas H2O heater. Two buildings. Unit One: 1/1 ground floor. Unit Two: 2/1, second floor with new balcony. Unit Three: 1/1 Second Floor, above two car garage/laundry.

Built in 1936

## Essential Information

MLS® #	PTP2201258
Price	\$1,600,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,980
Acres	0.09



Year Built	1936
Type	Residential
Sub-Type	All Other Attached
Status	PENDING

### **Community Information**

Address	4491 33rd Place
Area	NORMAL HEIGHTS (92116)
Subdivision	N/A
City	San Diego
County	San Diego
State	CA
Zip Code	92116

### **Amenities**

Utilities	Washer Hookup, Gas & Electric Dryer HU
# of Garages	3
View	N/K
Pool	N/K

### **Interior**

Cooling	N/K
Fireplace	Yes
Fireplaces	FP in Family Room
# of Stories	2
Rooms	Bedroom Entry Level, Family Room, Workshop, Kitchen, Living Room, Laundry, Walk-In Closet

### **Exterior**

Lot Description	Corner Lot, Curbs, Sidewalks, Landscaped
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### **Additional Information**

Date Listed	February 24th, 2022
Days on Market	4
Zoning	R-3:RESTRI
Listing Office	Gold Crown Mortgage Corp

### **Listing Details**

Listing Office	Gold Crown Mortgage Corp
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