



Contact Information:

Clay Madisen,
REALTOR®, Real Estate Broker

(619) 370 - 4015
clay@leadingham.com
www.ClayMadisen.com



Leadingham Realty, Inc
1058 Palm Ave - Imperial Beach, CA 91932

Seller will entertain offers between : \$650,000 - \$675,000



Property Type : Residential Income
Address : 1219 Ebony Ave.
City : Imperial Beach
ZIP : 91932

Buildings : 1
Units : 2
Levels : 1
Lot Size : 7,500 Sq.Ft.
Lot Dimensions : approx. 50 x 150
Year Built : 1967
MLS # : 068094148



Description:

Just reduced! Great opportunity to own and invest in Imperial Beach.

Clean and well maintained. Large corner lot with alley access for 1219. Each unit has a 1 car garage and a private patio. Perfect for first time homebuyers or investors. Live in one and rent the other.

Do not disturb the tenants; this property will be shown with accepted offer only!

Units Features:

Unit 1		Unit 2	
Beds	: 3	Beds	: 2
Baths	: 2	Baths	: 2
Sqft	: 1,200	Sqft	: 1,129
Parking	: 1 car garage 1 car space	Parking	: 1 car garage 1 car space
Occupation:	Tenant	Occupation:	Tenant

Interior Features:

- washer / dryer hookups
- Forced Air Heating
- Natural Gas Heating

Exterior Features:

- Wood / Stucco exterior
- Private patios for both units

Lot Features:

- Alley Access
- Large corner Lot
- **Typography:** level

Additional Information:

- **Sewer Type:** Sewer connected
- **Water:** Available, meter on Property

The listing information provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Information deemed reliable, but not guaranteed.

Please don't hesitate to share your impressions!

It will only take you a minute and will help me serve you and others even better. You can offer your feed-back completing the **online survey** (http://claymadisen.com/survey/1219_ebony.html) or **calling me at (619) 370 - 4015.**

