

## Multi-Family Client Multiline

**37242 42nd Ave S, Auburn, WA 98001**

MLS#: **2370263** Status: **A**  
 Area: **100** Stat Dt: **05/04/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Jovita**  
 Year Built: **1974** DOM: **72**  
 # Unit: **4** # Story: **2**  
 NOI: **\$67,364** GAI: **\$**  
 TR SqFt: **4,381** TMI: **\$6,700**  
 View: **Lake, Mountain, Territorial**  
 Water: **No Bank**  
 School Dist: **Fife**  
 Compensation: **2%**  
 Marketing  
 Remarks:

List Price: **\$1,514,875**  
 SqFt: **3,050**  
 Lot Size: **.545 ac/23,750 sf**  
 Project: **Jovita Add**  
 CDOM: **235**  
 Parking: **10**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **3750602750**  
 Ann Tax: **\$11,425.00**

**Trout Lake Waterfront Estate ~ Gated, Private Grounds & Dock – Built for Entertaining! This extraordinary estate with main home featuring an open-concept great room, vaulted ceilings, a basalt stone fireplace, and expansive lake views from the oversized deck. Enjoy a spacious bonus room/office, a chef's kitchen with island, stainless Jenn-Air appliances, W/D, 3 bedrooms, & a luxe 3/4 bath. The lower level offers a second kitchen, family room with fireplace, half bath, W/D, and a stunning 5-piece primary suite with cozy gas stove opening to the waterfront. The property also includes a 400 sq ft DADU with kitchenette and a 1,025 sq ft beach house with full kitchen and loft—each offering spectacular lake views. A rare, one-of-a-kind property!**

**28921 S 28th Place, Federal Way, WA 98003**

MLS#: **2358862** Status: **A**  
 Area: **110** Stat Dt: **04/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Federal Way**  
 Year Built: **1979** DOM: **94**  
 # Unit: **2** # Story: **2**  
 NOI: **\$53,943** GAI: **\$61,356**  
 TR SqFt: **2,250** TMI: **\$5,600**  
 View:  
 Water:  
 School Dist: **Federal Way**  
 Compensation: **2.25%**  
 Marketing  
 Remarks:

List Price: **\$750,000**  
 SqFt: **2,250**  
 Lot Size: **.169 ac/7,350 sf**  
 Project: **Athlone**  
 CDOM: **94**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **0294500040**  
 Ann Tax: **\$5,844.00**

**Excellent investment opportunity in a high-demand rental area! Ideal for first-time investors or owner-occupants. This side-by-side townhouse-style duplex offers private, fenced backyards, 2 beds, 1.5 baths per unit, updated kitchens, in-unit washer/dryers, and off-street parking. One unit will be vacant by end of August—perfect for FHA/VA owner-occupant financing. Conveniently located near Federal Way schools, parks, shopping, I-5 access, and the upcoming Link Light Rail station. Total of 1,680 sq ft on a level 7,350 sq ft lot. Priced to sell—don't miss out! Please do not disturb tenants. Showings available after mutual agreement.**

**23 S 338th Place, Federal Way, WA 98003**

MLS#: **2397419** Status: **A**  
 Area: **110** Stat Dt: **06/26/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Federal Way**  
 Year Built: **1979** DOM: **18**  
 # Unit: **4** # Story: **2**  
 NOI: **\$58,683** GAI: **\$82,080**  
 TR SqFt: **3,904** TMI: **\$7,200**  
 View:  
 Water:  
 School Dist: **Federal Way**  
 Compensation: **2%**  
 Marketing  
 Remarks:

List Price: **\$1,044,995**  
 SqFt: **3,904**  
 Lot Size: **.282 ac/12,274 sf**  
 Project: **Campus View 03**  
 CDOM: **18**  
 Parking: **2**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **1322020310**  
 Ann Tax: **\$9,482.00**

**Excellent investment opportunity! This spacious 4-plex offers 3,904 rentable sq ft and strong income potential. Each unit is 2 bedroom, 1.5 baths and 3 units have been updated with fresh paint and carpet. Units provide comfortable living space, making it ideal for both long-term tenants and short-term rentals. Located in a desirable area with easy access to amenities, transit and schools. This property is perfect for savvy investors looking to grow their portfolio. Don't miss your chance to own a high-demand multi-unit in a prime location just minutes from new Sound Transit light rail and all the services you can imagine.**

**34005 1st Cir S, Federal Way, WA 98003-6597**

MLS#: **2333227** Status: **A** List Price: **\$1,100,000**  
 Area: **110** Stat Dt: **03/31/2025**  
 Sub Prop: **Multi-Family** SqFt: **4,036**  
 Style Code: **54 - 4-Plex** Lot Size: **.240 ac/10,449 sf**  
 Community: **Federal Way** Project:  
 Year Built: **1979** DOM: **115** CDOM: **115**  
 # Unit: **4** # Story: **2** Parking: **7**  
 NOI: **\$62,173** GAI: **\$86,100** Gen Zone: **Multi-Family**  
 TR SqFt: **4,036** TMI: **\$7,175** New Cnstr:  
 View: **Territorial**  
 Water:  
 School Dist: **Federal Way** TaxID: **1322020350**  
 Compensation: **2.5** Ann Tax: **\$9,215.00**

Marketing  
 Remarks: **This well-maintained 4-plex in the desirable Campus View community presents an excellent investment opportunity. Each of the four spacious units features 2 bedrooms, 1.5 bathrooms, 1,009 sq. ft. of living space, a cozy fireplace, and an in-unit washer and dryer. Residents enjoy the convenience of a dedicated covered parking spot, plus additional visitor parking. Professionally managed for a hassle-free ownership experience, this property is centrally located near shopping, dining, and parks, with easy access to I-5, Hwy 99, and Hwy 18.**

**120 S 339th Cir, Federal Way, WA 98003-6212**

MLS#: **2341807** Status: **A** List Price: **\$1,200,000**  
 Area: **110** Stat Dt: **03/12/2025**  
 Sub Prop: **Multi-Family** SqFt: **3,600**  
 Style Code: **54 - 4-Plex** Lot Size: **.236 ac/10,290 sf**  
 Community: **Panther Lake** Project: **Campus View Div 03**  
 Year Built: **1979** DOM: **124** CDOM: **124**  
 # Unit: **4** # Story: **2** Parking: **6**  
 NOI: **\$54,850** GAI: **\$73,025** Gen Zone:  
 TR SqFt: **3,600** TMI: **\$7,600** New Cnstr:  
 View:  
 Water:  
 School Dist: **Federal Way** TaxID: **132202-0030**  
 Compensation: **2%** Ann Tax: **\$8,495.00**

Marketing  
 Remarks: **This is 4 plex multi family home in very good location in Federal Way. Complete exterior & interior. Well managed and fully occupied units. 2 bedrooms/1 bathroom, washer/dryer, fireplace. Cross the road is public library. Easy access to I-5, Hwy 19 & 99. Very good opportunity to own 4-plex with 5% net income.**

**27 S 342nd Place, Federal Way, WA 98003-4416**

MLS#: **2341793** Status: **A** List Price: **\$1,200,000**  
 Area: **110** Stat Dt: **03/12/2025**  
 Sub Prop: **Multi-Family** SqFt: **3,600**  
 Style Code: **54 - 4-Plex** Lot Size: **.316 ac/13,780 sf**  
 Community: **Panther Lake** Project: **Campus View Div 03**  
 Year Built: **1979** DOM: **124** CDOM: **124**  
 # Unit: **4** # Story: **2** Parking: **6**  
 NOI: **\$58,298** GAI: **\$76,139** Gen Zone:  
 TR SqFt: **3,600** TMI: **\$7,600** New Cnstr:  
 View:  
 Water:  
 School Dist: **Federal Way** TaxID: **132202-0660**  
 Compensation: **2.0%** Ann Tax: **\$8,161.00**

Marketing  
 Remarks: **This is 4 plex multi family home in very good location in Federal Way. Complete exterior & interior. Well managed and fully occupied units. 2 bedrooms/1 bathroom, washer/dryer, fireplace. Cross the road is public library. Easy access to I-5, Hwy 19 & 99. Very good opportunity to own 4-plex with 5% net income.**

**2716 S 256th Place, Kent, WA 98032-5550**

MLS#: **2403976** Status: **A** List Price: **\$849,950**  
 Area: **120** Stat Dt: **07/11/2025**  
 Sub Prop: **Multi-Family** SqFt: **2,716**  
 Style Code: **54 - 4-Plex** Lot Size: **.166 ac/7,220 sf**  
 Community: **Kent** Project: **Western View Estates**  
 Year Built: **1977** DOM: **3** CDOM: **3**  
 # Unit: **4** # Story: **2** Parking: **6**  
 NOI: **\$** GAI: **\$** Gen Zone: **Multi-Family**  
 TR SqFt: **2,716** TMI: **\$2,950** New Cnstr:  
 View: **Territorial**  
 Water:  
 School Dist: **Kent** TaxID: **9292900250**  
 Compensation: **Request in Offer** Ann Tax: **\$7,290.00**

Marketing  
 Remarks: **Excellent Investment Opportunity! Don't miss this well-maintained 4-unit multifamily property located at the end of a quiet dead-end street. This versatile property features: Two 2-bedroom, 1-bath units and Two 1-bedroom, 1-bath units. A well-balanced unit mix ideal for steady rental income. Key improvements include a new roof, windows, siding, and gutters (10 yrs ago). Upper units are vacant, freshly painted, and recently updated. Each upper-level unit have decks, while lower units enjoy patio access. Two assigned spaces for each 2-bedroom unit, and 1 assigned space for each 1-bedroom unit. Close to everything this property is an ideal addition to any investment portfolio. Don't wait opportunities like this don't last!**



**3020 S 216th St #J, SeaTac, WA 98198**

MLS#: **2358713** Status: **A**  
 Area: **120** Stat Dt: **04/14/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **SeaTac**  
 Year Built: **1979** DOM: **94**  
 # Unit: **4** # Story: **2**  
 NOI: **\$65,825** GAI: **\$86,400**  
 TR SqFt: **3,572** TMI: **\$7,200**  
 View:  
 Water:  
 School Dist: **Highline**  
 Compensation: **2%**  
 Marketing  
 Remarks:

List Price: **\$1,150,000**  
 SqFt: **3,572**  
 Lot Size: **.210 ac/9,148 sf**  
 Project:  
 CDOM: **94**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **092204-9376**  
 Ann Tax: **\$9,570.00**

**This 4-plex boasts a new roof installed in 2021 and new Laminate floors in Unit #3. It is a gated community environment, and for additional protection and security, this presents an excellent investment opportunity of \$7,200.00 in monthly rental income. Conveniently located with easy access to freeways and highways, it is near bus routes, light rail stations, shopping centers, and SeaTac Airport. The well-maintained, 4-plex has a very low vacancy rate. Each unit has 2 bedrooms, 1 bath, and a wood-burning fireplace. There is a washer/dryer in each unit. ensuring long-term desirability for renters.**

**21825 30th Ave S, Des Moines, WA 98198**

MLS#: **2395547** Status: **A**  
 Area: **120** Stat Dt: **06/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Des Moines**  
 Year Built: **1969** DOM: **24**  
 # Unit: **4** # Story: **2**  
 NOI: **\$63,219** GAI: **\$90,960**  
 TR SqFt: **4,920** TMI: **\$7,580**  
 View:  
 Water:  
 School Dist: **Highline**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,199,000**  
 SqFt: **4,920**  
 Lot Size: **.183 ac/7,980 sf**  
 Project: **Gem The Add To Des Moines**  
 CDOM: **24**  
 Parking: **12**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **2724201290**  
 Ann Tax: **\$12,413.00**

**Grab this rare opportunity to own a beautifully maintained, income-generating Des Moines 4-plex just minutes from everything! Each spacious 1,200 sq. ft. unit features 2 beds/1.5 baths, and two levels of well-designed living space. Two of the four units have been recently updated with new carpet, luxury vinyl plank flooring & fresh interior paint. Added tenant perks include a new card-operated washer/dryer in the shared laundry room and ample on-site parking. All tenants have been given notice of 4% rent increase at next renewal. All utilities billed back to tenants. Whether looking to expand your investment portfolio or start with a strong, low-maintenance property this fully occupied, cash-flowing 4-plex is ready to deliver!**

**21608 30th Ave S, Des Moines, WA 98198**

MLS#: **2349579** Status: **A**  
 Area: **120** Stat Dt: **03/27/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Des Moines**  
 Year Built: **1988** DOM: **109**  
 # Unit: **4** # Story: **2**  
 NOI: **\$107,177** GAI: **\$133,440**  
 TR SqFt: **4,452** TMI: **\$11,120**  
 View:  
 Water:  
 School Dist: **Highline**  
 Compensation: **2% of Sale price**  
 Marketing  
 Remarks:

List Price: **\$1,600,000**  
 SqFt: **4,452**  
 Lot Size: **.222 ac/9,690 sf**  
 Project: **Gem The Add To Des Moines**  
 CDOM: **109**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **272420-0796**  
 Ann Tax: **\$11,908.18**

**This 4plex fully renovated in 2021, this well kept 4plex is a Prime Investment opportunity. Each one of the 4-unit is a 3 bedroom 2 bath 1 fireplace boasted with updated kitchen with quartz countertop and cabinets, stylish tile floor for easy maintenance and new interior paint. Each unit also featured convenient in-unit washer and dryer, ensuring long-term desirability for renters. New windows and patio doors. With less than 1% vacancy rate and \$11,120 in total monthly income, you'll enjoy a robust positive cash flow net operating income. This property is a solid long-term investment that will allow you to qualify for conventional loan rate instead of commercial rate. Don't miss out this cash-flow gem, a perfect addition to your portfolio.**

**10041 15th Ave SW, Seattle, WA 98146**

MLS#: **2386972** Status: **A**  
 Area: **130** Stat Dt: **06/03/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **White Center**  
 Year Built: **1941** DOM: **41**  
 # Unit: **2** # Story: **2**  
 NOI: **\$18,359** GAI: **\$18,359**  
 TR SqFt: **2,250** TMI: **\$2,950**  
 View:  
 Water:  
 School Dist: **Highline**  
 Compensation: **Request in offer%**  
 Marketing  
 Remarks:

List Price: **\$625,000**  
 SqFt: **2,250**  
 Lot Size: **.122 ac/5,300 sf**  
 Project: **State Addition**  
 CDOM: **41**  
 Parking: **3**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **7973202700**  
 Ann Tax: **\$5,241.00**

**Rare opportunity for a nice property with a zoning that will allow for many uses. House has newer roof, furnace, exterior paint and double pane windows. Detached warehouse style building with 1/2 bath. Tenants are month to month and pay all utilities.**

**12245 20th Ave S, Seattle, WA 98168**

MLS#: **2369236** Status: **A**  
 Area: **130** Stat Dt: **07/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Boulevard Park**  
 Year Built: **1923** DOM: **74**  
 # Unit: **2** # Story: **3**  
 NOI: **\$45,107** GAI: **\$54,000**  
 TR SqFt: **3,400** TMI: **\$4,500**

List Price: **\$725,000**  
 SqFt: **3,400**  
 Lot Size: **.193 ac/8,400 sf**  
 Project:  
 CDOM: **74**  
 Parking: **0**  
 Gen Zone: **Residential**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Highline**  
 Compensation: **2.5%**

TaxID: **098500-1432**  
 Ann Tax: **\$6,232.00**

Marketing  
 Remarks: **Vintage charm, modern comfort, and income potential all in one! This beautifully updated Craftsman blends classic character with thoughtful updates—refinished hardwoods, new paint, upgraded windows, and a refreshed main-level primary suite with an all new bath. Enjoy a spacious kitchen, natural light throughout, and vintage details like French doors and classic trim. The separate entry 795 sq ft ADU offers flexibility for multigenerational living or rental income. Relax on the welcoming front porch or entertain out back on the huge multi level deck overlooking the spacious, fully fenced yard. With timeless details throughout and all the heavy lifting already done, this home is truly move-in ready! Pre-inspection done!**

**2305 S 116th Place, Burien, WA 98168**

MLS#: **2405249** Status: **A**  
 Area: **130** Stat Dt: **07/09/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Riverton**  
 Year Built: **1979** DOM: **5**  
 # Unit: **4** # Story: **2**  
 NOI: **\$34,790** GAI: **\$42,478**  
 TR SqFt: **2,800** TMI: **\$4,085**

List Price: **\$849,999**  
 SqFt: **2,300**  
 Lot Size: **.172 ac/7,500 sf**  
 Project:  
 CDOM: **5**  
 Parking: **6**  
 Gen Zone:  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Highline**  
 Compensation: **2%**

TaxID: **0923049355**  
 Ann Tax: **\$6,541.00**

Marketing  
 Remarks: **The perfect house for investment property is right here. 6 bedrooms, 5 bathrooms, 4 kitchens, 4 living rooms, 4 separate entries to each floor plan & all situated on a 7500 sq ft lot with option to purchase the land next dr. 50 yr metal roof custom metal handrail on deck, fully fenced yard, newer quartz countertops & soft closet cabinets/drawers, 3 year old blacktop driveway, 80-gal hybrid water heater & heat pump, ready for you to offer shared housing w your friends or use for your in home business**

**9169 8th Ave S, Seattle, WA 98108**

MLS#: **2392943** Status: **A**  
 Area: **130** Stat Dt: **06/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **South Park**  
 Year Built: **2019** DOM: **32**  
 # Unit: **2** # Story: **2**  
 NOI: **\$41,697** GAI: **\$58,200**  
 TR SqFt: **2,701** TMI: **\$**

List Price: **\$875,000**  
 SqFt: **2,900**  
 Lot Size: **.116 ac/5,035 sf**  
 Project:  
 CDOM: **32**  
 Parking: **4**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%%**

TaxID: **2433200149**  
 Ann Tax: **\$8,344.00**

Marketing  
 Remarks: **Newer modern home with attached legal 2 bd, 1 bath ADU only minutes from Downtown Seattle. Rent out the ADU to reduce your mortgage expense or out both units as an investment property. The main unit is 3 bd + 2.5 bath + large den. The living and dining area is open with gas fireplace. The chef's kitchen has plenty of cabinet and counter space with a separate pantry. A half bath and large office/extra room round off the main level. The 2nd floor boasts 3 bedrooms, 2 full baths w/large master + walk in closet, 5 piece master bathroom. 2 bd 1 bth ADU w/separate living and kitchen + full size w/d are adjacent above large garage w/separate entrance. The home is unique and a must see!**



**10201 17th Ave SW, Seattle, WA 98146**

MLS#: **2390640** Status: **A**  
 Area: **130** Stat Dt: **06/12/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **White Center**  
 Year Built: **1979** DOM: **32**  
 # Unit: **2** # Story: **1**  
 NOI: **\$60,480** GAI: **\$75,852**  
 TR SqFt: **1,660** TMI: **\$6,450**  
 View:  
 Water:  
 School Dist: **Highline**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$995,000**  
 SqFt: **1,660**  
 Lot Size: **.123 ac/5,363 sf**  
 Project: **Regal Heights**  
 CDOM: **32**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **721140-1675**  
 Ann Tax: **\$8,679.00**

**Sharp renovated duplex with rental history of outstanding earnings. Situated between West Seattle and Burien, this location enjoys easy access to all points North, South, East. SeaTac 15 minutes away. Rapid Ride H. Close to numerous restaurants, Westwood Shopping Center, boutique eateries and bars. 10203 presently on annual lease and 10201 operating as a short-term-rental. Add units to current home or new building on this 5.363 sq ft lot zoned R-48 Fully fenced, low maintenance landscape, mini-split a/c, each unit has washer/dryer, off street parking for 4-6 cars. Close on this and receive day one income while you plan future expansion. Please do not disturb tenants. Showings by appointment only. Contact Listing Agent 206-920-8017**

**10015 17th Place S, Seattle, WA 98168**

MLS#: **2402032** Status: **A**  
 Area: **130** Stat Dt: **07/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Boulevard Park**  
 Year Built: **1962** DOM: **13**  
 # Unit: **4** # Story: **2**  
 NOI: **\$67,140** GAI: **\$85,080**  
 TR SqFt: **3,220** TMI: **\$7,090**  
 View: **Bay, Territorial**  
 Water:  
 School Dist: **Highline**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$999,000**  
 SqFt: **3,220**  
 Lot Size: **.153 ac/6,675 sf**  
 Project:  
 CDOM: **13**  
 Parking: **7**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **5624200775**  
 Ann Tax: **\$8,690.00**

**Fully Occupied Investment Opportunity! This well-maintained property offers excellent cash flow w/ 100% occupancy & no long-term vacancies. Two units were updated/remodeled in 2022. Major improvements include a TPO roof installed in 2019, updated electrical panels & modernized plumbing. Each unit is equipped w/ ductless heating and cooling systems. Features include 2 covered parking spaces, 5 additional surface spots & a storage area. Conveniently located with easy freeway access — just 5 minutes from Boeing Museum of Flight and 3 minutes to Rainier Golf & Country Club.**

**15645 42nd Ave S, Tukwila, WA 98188**

MLS#: **2404246** Status: **A**  
 Area: **130** Stat Dt: **07/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Tukwila**  
 Year Built: **1968** DOM: **6**  
 # Unit: **4** # Story: **2**  
 NOI: **\$56,618** GAI: **\$78,720**  
 TR SqFt: **3,700** TMI: **\$6,560**  
 View:  
 Water:  
 School Dist: **Tukwila**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,095,000**  
 SqFt: **3,700**  
 Lot Size: **.232 ac/10,092 sf**  
 Project: **Sunnydale Gardens 01**  
 CDOM: **6**  
 Parking: **7**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **8108600875**  
 Ann Tax: **\$10,525.00**

**This 4-plex is ideally located just 20 minutes from downtown Seattle and 5 minutes from SeaTac. Each unit is approximately 900 sq ft and features 2 bedrooms, 1 bathroom, a wood-burning fireplace, and dedicated parking. The property has a total of 7 parking spaces: 3 carports, 1 garage, and 3 open spots. Shared coin-operated laundry on-site. Originally remodeled in 1992, Units 2 and 4 have had new floors within the last two years. Conveniently located just a 16-minute walk to the light rail station, 10 minutes to Southcenter Mall, and close to parks and grocery stores. Three units are currently rented to long-term tenants, while Unit 4 is updated and vacant—ideal for an owner-occupant to take advantage of FHA or VA financing.**

**15609 8th Ave SW, Burien, WA 98166**

MLS#: **2392416** Status: **A**  
 Area: **130** Stat Dt: **06/18/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Burien**  
 Year Built: **1984** DOM: **26**  
 # Unit: **4** # Story: **2**  
 NOI: **\$59,296** GAI: **\$79,800**  
 TR SqFt: **3,600** TMI: **\$6,690**  
 View: **Territorial**

List Price: **\$1,199,988**  
 SqFt: **3,696**  
 Lot Size: **.175 ac/7,627 sf**  
 Project: **Cedar Apartments**  
 CDOM: **26**  
 Parking: **8**  
 Gen Zone: **See Remarks**  
 New Cnstr:

Water: **Highline**

TaxID: **121800-0060**

School Dist: **3%**

Ann Tax: **\$9,705.64**

Compensation:

Marketing

Remarks:

**Fantastic income property in the heart of Burien! This well-maintained 4-plex offers four large 2-bedroom units—3 with en-suite ¾ baths. Unit 1 was fully remodeled in 2023. All units feature fireplaces, private decks or patios, and double-pane windows. Fresh exterior paint, new landscaping, and a newly striped parking lot with 8 off-street spaces. Shared coin-op laundry adds opportunity for extra income. No vacancies in 18 years—a true testament to its desirability. Prime location with a 91 Walk Score, just steps to Olde Burien, Town Center, shopping, dining, and more. Ideal for investors or owner-occupants looking for a stable, turnkey property in a high-demand area.**

**259 S 156th St #1-4, Burien, WA 98148**

MLS#: **2397867** Status: **A**  
 Area: **130** Stat Dt: **06/25/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Burien**  
 Year Built: **1964** DOM: **19**  
 # Unit: **4** # Story: **1**  
 NOI: **\$75,120** GAI: **\$94,800**  
 TR SqFt: **3,804** TMI: **\$7,900**  
 View:

List Price: **\$1,300,000**  
 SqFt: **3,804**  
 Lot Size: **.210 ac/9,147 sf**  
 Project:  
 CDOM: **19**  
 Parking: **18**  
 Gen Zone:  
 New Cnstr:

Water: **Highline**

TaxID: **2023049494**

School Dist: **2.5%**

Ann Tax: **\$10,380.00**

Compensation:

Marketing

Remarks:

**Rare investment opportunity in Burien with strong rental history. Here's your chance to own this amazing 4-plex. These units are spacious, centrally located and situated on a large level corner lot with 18 uncovered parking spaces. All units are 2-Bed, 1-Bath with private patio and washer/dryers in each unit roughly 831-856 sq.ft. units. Conveniently located, minutes from DT Seattle, Sea-Tac Airport, Schools, Parks, Shopping & Transit, plus easy and quick access to I-5, HWY 99, 509. This parcel is zoned MU-1(Multi-use-1), allowing up to 5 stories to be built. This turnkey property is a solid long term investment with endless potential.**

**10653 10655 22nd Place S, Seattle, WA 98168**

MLS#: **2357258** Status: **A**  
 Area: **130** Stat Dt: **04/09/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Boulevard Park**  
 Year Built: **1946** DOM: **96**  
 # Unit: **3** # Story: **2**  
 NOI: **\$5,746** GAI: **\$**  
 TR SqFt: **2,920** TMI: **\$7,000**  
 View: **Territorial**

List Price: **\$1,450,000**  
 SqFt: **670**  
 Lot Size: **.160 ac/6,970 sf**  
 Project:  
 CDOM: **96**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:

Water: **Highline**

TaxID: **042304-9122**

School Dist: **2%**

Ann Tax: **\$931.33**

Compensation:

Marketing

Remarks:

**Exceptional Investment Opportunity in South Seattle! Three neighboring homes on two separate parcels—available together for one owner. This rare setup offers flexibility to rent, sell, condominium-ize, or occupy individually. Each home has its own water and electrical meter and services. One home was newly—built in 2024, offering modern finishes and turnkey appeal. Other two houses were remodeled in 2018. All furnishing are included so the new owner can continue with the on-going short/mid term rentals into the busy summer season. New owner can also live in one house and have the income from the other houses to cover a big part of the mortgages. If condominium is recorded at the County, new owner can immediately sell three houses separate!**

**3843 22nd Ave SW, Seattle, WA 98106**

MLS#: **2227335** Status: **A**  
 Area: **140** Stat Dt: **05/07/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Delridge**  
 Year Built: **1918** DOM: **409**  
 # Unit: **2** # Story: **3**  
 NOI: **\$17,911** GAI: **\$30,540**  
 TR SqFt: **1,080** TMI: **\$2,545**  
 View: **Bay**

List Price: **\$599,999**  
 SqFt: **1,080**  
 Lot Size: **.092 ac/4,000 sf**  
 Project:  
 CDOM: **409**  
 Parking: **0**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water: **Seattle**

TaxID: **2848700275**

School Dist: **2.5%**

Ann Tax: **\$5,883.00**

Compensation:

Marketing

Remarks:

**Great Opportunity For Owner Occupied Duplex or continue to rent both units. Excellent investment opportunity in very desirable Delridge neighborhood. Territorial And Sound Views! Light rail coming, quiet Dead End Street with good parking! Seconds To Easy Access to Downtown and West Seattle. Buy for rental unit or buyer to verify for new construction. Basement boasts tons of storage. Each unit has a westward facing deck!**



**2413 SW Graham St, Seattle, WA 98106**

MLS#: **2348825** Status: **A**  
 Area: **140** Stat Dt: **03/24/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Delridge**  
 Year Built: **1943** DOM: **112**  
 # Unit: **2** # Story: **2**  
 NOI: **\$40,693** GAI: **\$51,037**  
 TR SqFt: **2,400** TMI: **\$4,637**  
 View: **Territorial**

List Price: **\$799,000**  
 SqFt: **2,400**  
 Lot Size: **.114 ac/4,970 sf**  
 Project:  
 CDOM: **112**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **3438501467**  
 Ann Tax: **\$6,165.36**

Marketing  
 Remarks: **Great investment opportunity in quickly developing West Seattle. This duplex features 4 bedroom 1 bath (1,200 sq ft) upper unit and 3 bedroom 1 bath (1,200 sq ft) lower unit. Solid rental history and occupied, with total monthly income \$4637. Updated lower unit with newer flooring, paint, and windows. Many newer appliances: Upper unit - water heater, dryer, range. Lower unit - refrigerator, dryer, washer, and range. Located on a quiet dead-end street, just steps from green space with walking trail, bus stops, and Boren STEM K-8 school.**

**4745 Delridge Wy SW, Seattle, WA 98106**

MLS#: **2346504** Status: **A**  
 Area: **140** Stat Dt: **03/18/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Delridge**  
 Year Built: **1957** DOM: **118**  
 # Unit: **3** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,350** TMI: **\$**  
 View:

List Price: **\$850,000**  
 SqFt: **2,350**  
 Lot Size: **.114 ac/4,960 sf**  
 Project: **Cottage Grove 02**  
 CDOM: **441**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **1773100135**  
 Ann Tax: **\$7,488.00**

Marketing  
 Remarks: **Hard to find Multi unit fixer in the Delridge area! This tri-plex needs a great deal of work to get top rent, or just do the minimum to bring it up to a reasonable living standard and hold onto it for the increasing development potential! Surrounded by 3 story Million dollar +/- condos in the a nice developing area of West Seattle.**

**6307 SW Marguerite Ct, Seattle, WA 98116**

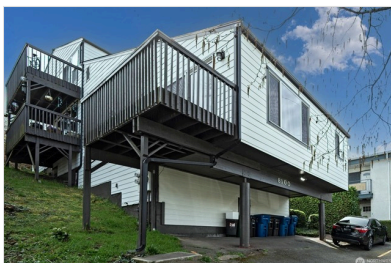
MLS#: **2361140** Status: **A**  
 Area: **140** Stat Dt: **04/28/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Alki**  
 Year Built: **1924** DOM: **85**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **1,500** TMI: **\$3,453**  
 View: **See Remarks, Territorial**

List Price: **\$930,000**  
 SqFt: **1,700**  
 Lot Size: **.080 ac/3,482 sf**  
 Project:  
 CDOM: **85**  
 Parking: **3**  
 Gen Zone:  
 New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **0375000140**  
 Ann Tax: **\$7,417.14**

Marketing  
 Remarks: **Live the beachside dream w/this versatile Alki gem! Nestled in the quaint bungalow community known as Marguerite Court, this cottage-style grandfathered duplex could become your future single-family home. The two floors remain connected by an interior stairwell, offering numerous options for current use (1-2 dwellings) and future use (up to 3 dwellings w/garage-to-DADU conversion). A few blocks from Alki Beach dining and festivity, and one block from excellent beach-combing at Constellation Park, the courtyard setting is peaceful, quiet, and neighborly. Features include private entries, off-street parking, loads of storage space, an enclosed deck, and more. Bring your suntan lotion and your contractor for Lifestyle + Options + Equity!**

**8100 Delridge Wy SW #1-3, Seattle, WA 98106**

MLS#: **2367703** Status: **A**  
 Area: **140** Stat Dt: **04/29/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **West Seattle**  
 Year Built: **1981** DOM: **76**  
 # Unit: **3** # Story: **2**  
 NOI: **\$28,469** GAI: **\$55,437**  
 TR SqFt: **2,710** TMI: **\$4,863**  
 View:

List Price: **\$975,000**  
 SqFt: **2,710**  
 Lot Size: **.160 ac/6,966 sf**  
 Project:  
 CDOM: **76**  
 Parking: **3**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **4302700146**  
 Ann Tax: **\$11,132.00**

Marketing  
 Remarks: **Residents enjoy close proximity to parks, shopping, beaches & many other opportunities. Built in 1981, by the current owner & on the market for the first time, the property is comprised of 3 large 2-bed units. Units feature large decks overlooking a greenbelt, full sized in unit laundry machines, new hot water tanks, ample closet space and use of the shared backyard. The property is meticulously maintained. Updates within the last 4 years include new windows, siding, roof, insulation, steps, rails, laundry, landings and water line. In addition, there are 3 off street parking spaces. Profitable in its current operations, a new owner can potentially raise income upwards of 30% simply by raising rents to market levels and by implementing RUBS.**



**1414 SW Cambridge St #1-4, Seattle, WA 98106-2836**

MLS#:	<b>2365647</b>	Status:	<b>A</b>	List Price:	<b>\$1,075,000</b>
Area:	<b>140</b>	Stat Dt:	<b>05/23/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>3,854</b>		
Style Code:	<b>54 - 4-Plex</b>	Lot Size:	<b>.117 ac/5,085 sf</b>		
Community:	<b>Highland Park</b>	Project:	<b>Highland Park</b>		
Year Built:	<b>1969</b>	CDOM:	<b>67</b>		
# Unit:	<b>4</b>	Parking:	<b>8</b>		
NOI:	<b>\$53,319</b>	Gen Zone:			
TR SqFt:	<b>3,004</b>	New Cnstr:			
View:	<b>Territorial</b>				
Water:		TaxID:	<b>3298700690</b>		
School Dist:	<b>Seattle</b>	Ann Tax:	<b>\$9,274.00</b>		
Compensation:	<b>2.5%</b>				
Marketing	<b>Beautifully maintained 4-plex in West Seattle's Highland Park neighborhood. Each unit has 2 bedrooms and 1 bathroom with off-street parking and a storage locker. Upper units have a deck, and lower units have a patio and small fenced in yard. Off-street parking for 8 cars when using as tandem parking. Originally built in 1969 but with extensive upgrades effective year built is 1992 per King County Records. Additional basement storage available for each unit plus coin operated washer and dryer. BONUS- Spacious office / workshop in the basement with a 3/4 bathroom. Great investment opportunity or live in one of the units and finance with FHA / VA. Located in one of Seattle's fastest growing neighborhoods. Walk Score 88 = Very Walkable</b>				
Remarks:					

**7023 16th Avenue SW, Seattle, WA 98106**

MLS#:	<b>2396536</b>	Status:	<b>A</b>	List Price:	<b>\$1,250,000</b>
Area:	<b>140</b>	Stat Dt:	<b>06/21/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>3,300</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.123 ac/5,368 sf</b>		
Community:	<b>Delridge</b>	Project:			
Year Built:	<b>2013</b>	CDOM:	<b>24</b>		
# Unit:	<b>2</b>	Parking:	<b>6</b>		
NOI:	<b>\$90,655</b>	Gen Zone:	<b>Residential</b>		
TR SqFt:	<b>3,300</b>	New Cnstr:			
View:	<b>Territorial</b>				
Water:		TaxID:	<b>3438502762</b>		
School Dist:	<b>Seattle</b>	Ann Tax:	<b>\$9,390.00</b>		
Compensation:	<b>Include in Offer</b>				
Marketing	<b>Investor's Dream or the unlimited House Hack! Located just steps from South Seattle College, this unique property offers the ultimate income-generating opportunity. The main home features 8 private bedrooms, each with its own en suite bathroom—one even has a kitchenette, making it perfect for extended stays or higher rental income. Tucked away with its own separate entrance is a 1 bed / 1 bath ADU, ideal for owner-occupancy or a steady rental stream. Live in one unit and let the rest pay your mortgage and then some. Or go fully passive and bring in a hands-off 6% cap rate with a property manager in place. Whether you're a savvy investor or looking for a creative way to build wealth through real estate, this property checks all the boxes!</b>				
Remarks:					

**2630 58th Ave SW #1-4, Seattle, WA 98116**

MLS#:	<b>2372322</b>	Status:	<b>A</b>	List Price:	<b>\$1,350,000</b>
Area:	<b>140</b>	Stat Dt:	<b>05/07/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>2,580</b>		
Style Code:	<b>54 - 4-Plex</b>	Lot Size:	<b>.081 ac/3,510 sf</b>		
Community:	<b>West Seattle</b>	Project:			
Year Built:	<b>1940</b>	CDOM:	<b>68</b>		
# Unit:	<b>4</b>	Parking:	<b>2</b>		
NOI:	<b>\$63,838</b>	Gen Zone:			
TR SqFt:	<b>2,382</b>	New Cnstr:			
View:					
Water:		TaxID:	<b>7622200100</b>		
School Dist:	<b>Seattle</b>	Ann Tax:	<b>\$8,947.00</b>		
Compensation:	<b>2%</b>				
Marketing	<b>Premier 4-unit multifamily asset strategically located one block from Alki Beach and 15 minutes from Downtown Seattle, offering unmatched coastal allure and urban connectivity. Significant value-add potential through calculated renovations could yield \$346+ per unit in monthly rental income, increasing cash-flow and market value. Positioned in a high-demand, low-inventory waterfront market, the area has seen long-term tenant stability and value appreciation over recent decades. An elegant owner-suite style apartment with 2 beds, vaulted ceilings, gas fireplace, and oversized windows is fitting for owner-occupiers seeking a vibrant lifestyle with beachside dining and recreation at their doorstep.</b>				
Remarks:					

**1588 Alki Ave SW, Seattle, WA 98116**

MLS#: **2367861** Status: **A**  
 Area: **140** Stat Dt: **05/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Alki**  
 Year Built: **1957** DOM: **74**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,090** TMI: **\$**  
 View: **Sound**  
 Water: **Sea**  
 School Dist: **Seattle**  
 Compensation: **3.0%**  
 Marketing  
 Remarks:

List Price: **\$1,750,000**  
 SqFt: **2,090**  
 Lot Size: **.092 ac/4,025 sf**  
 Project:  
 CDOM: **74**  
 Parking: **2**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **0139000045**  
 Ann Tax: **\$0.00**

**This stunning duplex, located steps away from the world-renowned Alki Beach, offers an unmatched combination of breathtaking views, prime location, and exceptional investment potential. Whether you're looking for a vacation rental, long-term tenants, or the perfect live-in investment, this property checks all the boxes. With two spacious units, each featuring expansive living areas and large windows that flood the space with natural light, this duplex allows for maximum rental income or the ideal setup for multi-generational living. Don't miss your chance to own a slice of paradise!!**

**5310 SW College St, Seattle, WA 98116**

MLS#: **2398106** Status: **A**  
 Area: **140** Stat Dt: **06/26/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Alki**  
 Year Built: **1992** DOM: **18**  
 # Unit: **4** # Story: **2**  
 NOI: **\$65,087** GAI: **\$99,600**  
 TR SqFt: **4,740** TMI: **\$8,300**  
 View: **Mountain, Sound, Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$2,325,000**  
 SqFt: **4,740**  
 Lot Size: **.162 ac/7,077 sf**  
 Project:  
 CDOM: **18**  
 Parking: **7**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **091300-0300**  
 Ann Tax: **\$19,582.82**

**Incredible investment opportunity in a prime Alki Beach location! This well-maintained 4-plex offers four spacious units, each featuring 2 bedrooms and 2 bathrooms. Bright and inviting, each unit includes a cozy fireplace, large windows that flood the space with natural light, and a private deck—perfect for taking in the fresh sea air. Tenants will love the sweeping views of Puget Sound and the Olympic Mountains. A rare bonus is the 7-car garage, offering ample parking and storage, divided among tenants. Just steps from the beach, dining, shops, and transit, this is a standout property in one of Seattle's most desirable coastal neighborhoods. A must-see for any investor!**

**2810 Alki Ave SW, Seattle, WA 98116**

MLS#: **2388112** Status: **A**  
 Area: **140** Stat Dt: **06/06/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Alki**  
 Year Built: **1941** DOM: **38**  
 # Unit: **3** # Story: **2**  
 NOI: **\$24,000** GAI: **\$180,000**  
 TR SqFt: **3,020** TMI: **\$12,000**  
 View: **Bay, City, Mountain, Ocean, Sound**  
 Water: **Ocean, Saltwater, Sea, Sound**  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$2,495,000**  
 SqFt: **3,020**  
 Lot Size: **.098 ac/4,269 sf**  
 Project: **OLSON LAND CO 5TH ADDN**  
 CDOM: **132**  
 Parking: **5**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **637300-0020**  
 Ann Tax: **\$12,119.00**

**Incredible Alki Beach Triplex – Prime Location, Strong Income, Development Potential. Welcome to an exceptional investment opportunity on iconic Alki Beach! This rare 3-unit triplex offers stunning views, unbeatable location, multiple income & development possibilities. Perfectly positioned just steps from the sand, each unit provides easy access to the waterfront, restaurants, shops, parks, and everything West Seattle has to offer. Each well-maintained unit features comfortable layouts w/ modern updates, private outdoor space, & ample natural light. Enjoy consistent rental income with historically low vacancy & strong tenant demand in this highly desirable beachside neighborhood. Zoned for dev., the property presents a unique opportunity.**

**10419 41st Ave SW #A & B, Seattle, WA 98146**

MLS#:	<b>2405457</b>	Status:	<b>A</b>	List Price:	<b>\$2,544,000</b>
Area:	<b>140</b>	Stat Dt:	<b>07/09/2025</b>		
Sub Prop:	<b>Multi-Family</b>			SqFt:	<b>3,441</b>
Style Code:	<b>52 - Duplex</b>			Lot Size:	<b>.183 ac/7,989 sf</b>
Community:	<b>West Seattle</b>			Project:	
Year Built:	<b>2022</b>	DOM:	<b>5</b>	CDOM:	<b>5</b>
# Unit:	<b>2</b>	# Story:	<b>2</b>	Parking:	<b>5</b>
NOI:	<b>\$</b>	GAI:	<b>\$</b>	Gen Zone:	<b>Residential</b>
TR SqFt:	<b>3,441</b>	TMI:	<b>\$</b>	New Cnstr:	
View:	<b>Territorial</b>				
Water:				TaxID:	<b>6390210010</b>
School Dist:	<b>Seattle</b>			Ann Tax:	<b>\$17,013.00</b>
Compensation:	<b>2.5%</b>				
Marketing	<b>Two stunning, fully autonomous 2022-built homes form a rare, design-forward Compound—ideal for multigenerational living, guest use, income potential, or luxe work-life separation. Seamless indoor-outdoor flow invites you to relax or entertain around a lush, landscaped courtyard with curated lighting and irrigation. The separate 2,374sf 4BD/2.75BA main residence and 1,067sf 2BD/2.5BA DADU / Guest House each offer private entries, refined interiors, and exceptional privacy. Oak floors, bespoke storage, designer lighting, Lutron smart systems, ductless A/C, and EV-prewired parking. Fully fenced with lawn and garden. A serene, turnkey retreat near Lincoln Park, Endolyne, and the Vashon ferry. Mins to DT Seattle and the airport. A Must-See!</b>				
Remarks:					

**3003 Alki Ave SW, Seattle, WA 98116-2642**

MLS#:	<b>2330502</b>	Status:	<b>A</b>	List Price:	<b>\$2,900,000</b>
Area:	<b>140</b>	Stat Dt:	<b>02/21/2025</b>		
Sub Prop:	<b>Multi-Family</b>			SqFt:	<b>3,720</b>
Style Code:	<b>53 - Tri-plex</b>			Lot Size:	<b>.216 ac/9,417 sf</b>
Community:	<b>Alki</b>			Project:	
Year Built:	<b>1976</b>	DOM:	<b>143</b>	CDOM:	<b>143</b>
# Unit:	<b>3</b>	# Story:	<b>3</b>	Parking:	<b>4</b>
NOI:	<b>\$74,396</b>	GAI:	<b>\$104,724</b>	Gen Zone:	<b>Multi-Family</b>
TR SqFt:	<b>3,720</b>	TMI:	<b>\$9,185</b>	New Cnstr:	
View:	<b>Bay, City, Mountain, See Remarks, Sound</b>			TaxID:	<b>014800081201</b>
Water:	<b>Bulkhead, Saltwater, Sound</b>			Ann Tax:	<b>\$18,699.55</b>
School Dist:	<b>Seattle</b>				
Compensation:	<b>2.0%</b>				
Marketing	<b>Alki Beach Waterfront Triplex! Well maintained multi-family property located on Seattle's "Gold Coast". Breathtaking views of Sound, Mountains &amp; Space Needle from each apartment will delight your tenants. Three 2-bdrm, 2 bth units each with w/d, reserved pkg &amp; deck/patio. With new Hardie Plank siding (2021) &amp; cedar façade, 3003 Alki has great street appeal. Situated on a "quiet stretch" (local access for residents) &amp; w/38 (+/-) ft. of prime waterfront—incl. tidelands—there are limitless "beachy" activities &amp; an easy stroll to local eateries; from Cactus to casual bites. A once-in-a-lifetime opportunity to invest in a 49-yr family-owned property at a superb location; for your own portfolio or a legacy for future generations. Aloha from Alki!</b>				
Remarks:					

**312 Charwila Lane, Enumclaw, WA 98022**

MLS#:	<b>2390753</b>	Status:	<b>A</b>	List Price:	<b>\$1,150,000</b>
Area:	<b>300</b>	Stat Dt:	<b>06/13/2025</b>		
Sub Prop:	<b>Multi-Family</b>			SqFt:	<b>3,576</b>
Style Code:	<b>54 - 4-Plex</b>			Lot Size:	<b>.289 ac/12,597 sf</b>
Community:	<b>Enumclaw</b>			Project:	
Year Built:	<b>1988</b>	DOM:	<b>31</b>	CDOM:	<b>31</b>
# Unit:	<b>4</b>	# Story:	<b>2</b>	Parking:	<b>8</b>
NOI:	<b>\$60,755</b>	GAI:	<b>\$79,140</b>	Gen Zone:	<b>Multi-Family</b>
TR SqFt:	<b>3,576</b>	TMI:	<b>\$6,595</b>	New Cnstr:	
View:	<b>Mountain, Territorial</b>			TaxID:	<b>1427000080</b>
Water:				Ann Tax:	<b>\$9,019.00</b>
School Dist:	<b>Enumclaw</b>				
Compensation:	<b>Request in Offers</b>				
Marketing	<b>This fully rented and well-maintained 4-plex offers an incredible opportunity for investors seeking steady cash flow in the heart of Enumclaw. Each of the four units features 2 bed &amp; 1 full bath with 894 sqft, wood fireplace, patio/deck, and in-unit washer/dryer. New roof, siding, vinyl windows, and updated interiors in most units. Situated in a prime location near shopping, dining, events, and all with cascade mountain views. Don't miss out on this turnkey rental property to expand your real estate portfolio!</b>				
Remarks:					



**250 Charwila Lane, Enumclaw, WA 98022**

MLS#: **2390742** Status: **A**  
 Area: **300** Stat Dt: **06/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Enumclaw**  
 Year Built: **1988** DOM: **31**  
 # Unit: **4** # Story: **2**  
 NOI: **\$62,353** GAI: **\$81,000**  
 TR SqFt: **3,576** TMI: **\$6,800**  
 View: **Mountain, Territorial**

List Price: **\$1,150,000**  
 SqFt: **3,576**  
 Lot Size: **.275 ac/12,000 sf**  
 Project:  
 CDOM: **31**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **1427000090**  
 Ann Tax: **\$9,019.00**

School Dist: **Enumclaw**  
 Compensation: **Request in Offers**

Marketing  
 Remarks: **This fully rented and well-maintained 4-plex offers an incredible opportunity for investors seeking steady cash flow in the heart of Enumclaw. Each of the four units features 2 bed & 1 full bath with 894 sqft, wood fireplace, patio/deck, and in-unit washer/dryer. New roof, siding, vinyl windows, and updated interiors in most units. Situated in a prime location near shopping, dining, events, and all with cascade mountain views. Don't miss out on this turnkey rental property to expand your real estate portfolio!**

**328 S Division St, Auburn, WA 98001**

MLS#: **2376207** Status: **A**  
 Area: **310** Stat Dt: **05/30/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Auburn**  
 Year Built: **1912** DOM: **45**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2** TMI: **\$2,400**  
 View:

List Price: **\$499,950**  
 SqFt: **1,870**  
 Lot Size: **.119 ac/5,175 sf**  
 Project: **OGLES J M 1ST TOWN OF SLAUGHTER**  
 CDOM: **45**  
 Parking: **6**  
 Gen Zone:  
 New Cnstr:

Water:  
 School Dist: **Auburn**  
 Compensation: **Thank you for showing!%**  
 Marketing  
 Remarks: **Rare investment opportunity in Downtown Urban Center zoning (DUC)—up to 6-story development potential (buyer to verify)! Fully remodeled duplex with new roof, updated bathrooms, updated kitchen, flooring, and paint. Long-term dependable tenants with a month to month lease agreement. Decent cap rate with upside. Tenants pay electricity. Main unit: 2 bed (one in basement). Upper unit: 1 bed. Shared laundry & storage in basement. Fenced yard, RV parking, alley access, and space for 6 cars. Ideal for buy & hold or future redevelopment! Great location, walking distance to stores, downtown auburn and bus stations.**

TaxID: **635000-0035**  
 Ann Tax: **\$4,955.00**

**308 35th Street SE, Auburn, WA 98002**

MLS#: **2393569** Status: **A**  
 Area: **310** Stat Dt: **07/02/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Auburn**  
 Year Built: **1998** DOM: **12**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,784** TMI: **\$3,090**  
 View:

List Price: **\$655,000**  
 SqFt: **2,784**  
 Lot Size: **.167 ac/7,278 sf**  
 Project:  
 CDOM: **12**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water:  
 School Dist: **Auburn**  
 Compensation: **2.5%**

TaxID: **1877100140**  
 Ann Tax: **\$7,783.00**

Marketing  
 Remarks: **First time on the market! Discover this exceptional investment opportunity—a wonderful duplex offered by the original owner. Each spacious split-level unit features 3 bedrooms, 2 bathrooms, and an attached garage, offering a total of approximately 2,784 finished square feet. Thoughtfully designed for comfort and functionality, both units include separate water meters & trash service, with tenants covering all utilities. Enjoy peace of mind with a newer roof and easy-care landscaping. The property is on a dead-end street, offering four parking spaces, two garages, and additional street parking. Ideally located near schools, shopping, and public transit. Looking to expand your portfolio? This is a rare opportunity you won't want to miss!**

**402 4th St SE, Auburn, WA 98002**

MLS#: **2393409** Status: **A**  
 Area: **310** Stat Dt: **06/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Downtown - Auburn**  
 Year Built: **1989** DOM: **21**  
 # Unit: **2** # Story: **2**  
 NOI: **\$39,165** GAI: **\$39,165**  
 TR SqFt: **2,540** TMI: **\$4,025**

List Price: **\$715,000**  
 SqFt: **2,540**  
 Lot Size: **.228 ac/9,940 sf**  
 Project: **Theron Addition**  
 CDOM: **21**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Auburn**  
 Compensation: **2%**  
 Marketing  
 Remarks:

TaxID: **8595700010**  
 Ann Tax: **\$6,088.00**

**Rare value-add duplex in Auburn with strong rental income and room to grow with upside potential. Unit A rents for \$2,200/month; Unit B is under rented at \$1,825/month & represents opportunity for increased cash flow & enhanced property value. Each spacious 3BR/2.5BA unit (1,270 sq ft) features a private yard, garage, laundry, and balcony. Located on a desirable corner lot in a walkable community near shopping, dining, medical, and transit w/ easy access to HWYs 18 & 167. Plus, new roof & paint in 2024. Whether you're looking to house hack, live in one side and rent the other, or add a solid performer to your investment portfolio, this property is a compelling choice for both new & seasoned investors. Low inventory makes this a smart find.**

**1702 C St SE, Auburn, WA 98002**

MLS#: **2386474** Status: **A**  
 Area: **310** Stat Dt: **07/03/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Downtown - Auburn**  
 Year Built: **1984** DOM: **20**  
 # Unit: **2** # Story: **2**  
 NOI: **\$32,651** GAI: **\$60,000**  
 TR SqFt: **2,660** TMI: **\$5,000**

List Price: **\$760,000**  
 SqFt: **2,220**  
 Lot Size: **.184 ac/8,022 sf**  
 Project:  
 CDOM: **20**  
 Parking: **4**  
 Gen Zone: **Multi-Family, Residential, See Remarks**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Auburn**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **5422400440**  
 Ann Tax: **\$6,877.00**

**Charming Auburn Duplex - prime corner lot! Don't miss this incredible opportunity to own a well-maintained duplex in the heart of Auburn, WA. Situated on a spacious corner lot, this property offers two generous units - each featuring 3 bedrooms, 1.5 bathrooms and a 1-car garage. Inside, you'll find updated kitchens and stylish flooring, along with additional modern upgrades including a brand new kitchen/appliances. Enjoy the outdoors with fully fenced yards in both the front and back, plus a private patio perfect for relaxing or entertaining. Whether you're looking for a savvy investment or a living solution, this duplex delivers space, comfort and location. Ideally located near parks, restaurants, shopping and more.**

**735 F St NE, Auburn, WA 98002**

MLS#: **2355732** Status: **A**  
 Area: **310** Stat Dt: **04/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Auburn**  
 Year Built: **1964** DOM: **82**  
 # Unit: **2** # Story: **1**  
 NOI: **\$60,000** GAI: **\$51,468**  
 TR SqFt: **2,200** TMI: **\$6,000**

List Price: **\$895,000**  
 SqFt: **2,200**  
 Lot Size: **.198 ac/8,640 sf**  
 Project:  
 CDOM: **82**  
 Parking: **6**  
 Gen Zone: **Residential**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Auburn**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **182105927905**  
 Ann Tax: **\$5,513.00**

**Invest in this beautifully restored duplex in the heart of Downtown Auburn, an area renowned for its charm and proximity to schools, parks, public transit, and a vibrant mix of businesses. Each spacious unit features 3 bedrooms and 2 bathrooms, making them appealing for a variety of tenants. Recent upgrades including luxury vinyl plank flooring, modern appliances, and energy-efficient windows enhance value and attract quality renters. Both units offer private fenced backyards and off-street parking for up to 3 cars each, ensuring convenience for residents. With cultural events, dining, and shopping just steps away, this property presents a unique opportunity for investors seeking rental income or a multi-generational living solution.**

**116 4th Ave S, Algona, WA 98001**

MLS#: **2387600** Status: **A**  
 Area: **310** Stat Dt: **06/05/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Algona**  
 Year Built: **2022** DOM: **39**  
 # Unit: **3** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **3,298** TMI: **\$6,750**

List Price: **\$925,000**  
 SqFt: **2,570**  
 Lot Size: **.186 ac/8,110 sf**  
 Project:  
 CDOM: **39**  
 Parking: **9**  
 Gen Zone:  
 New Cnstr:

View:  
 Water:  
 School Dist: **Auburn**  
 Compensation: **3.5%**

TaxID: **8856001451**  
 Ann Tax: **\$6,855.63**

Marketing  
 Remarks: **Discover this one-of-a-kind investment opportunity offering three distinct spaces to suit your needs: a spacious main house, a fully furnished studio unit, and a versatile shop/RV garage. The main house spans 2,200 square feet and features 4 bedrooms, 2.5 bathrooms, and a 2-car garage. The separate studio unit is complete with its own private entrance, kitchen, bathroom, and laundry. The expansive shop garage is perfect for RV parking, storage, or working on projects. Whether you choose to live in one space and rent the others or enjoy the entire property yourself, the possibilities are endless. Built in 2022, this makes for an ideal rental property. Contact your agent for rental numbers & details on leases.**

**2250 I St NE, Auburn, WA 98002**

MLS#: **2344609** Status: **A**  
 Area: **310** Stat Dt: **03/27/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **North East Auburn**  
 Year Built: **1978** DOM: **116**  
 # Unit: **4** # Story: **2**  
 NOI: **\$47,115** GAI: **\$65,160**  
 TR SqFt: **3,000** TMI: **\$5,115**

List Price: **\$950,000**  
 SqFt: **3,000**  
 Lot Size: **.202 ac/8,800 sf**  
 Project:  
 CDOM: **116**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Auburn**  
 Compensation: **2.5%**

TaxID: **5125400455**  
 Ann Tax: **\$8,327.00**

Marketing  
 Remarks: **This fully rented fourplex offers an incredible opportunity for investors seeking steady cash flow in the heart of Auburn. Each of the four units features 2 bedrooms and 1 bathroom, appealing to a wide range of tenants. The property includes assigned parking for convenience and a community coin-operated laundry room for added income potential. Situated in a prime location near shopping, dining, and events, this investment is perfectly positioned for growth. Don't miss out on this turnkey rental property!**

**1019 18th St NE, Auburn, WA 98002**

MLS#: **2340080** Status: **A**  
 Area: **310** Stat Dt: **03/05/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Downtown - Auburn**  
 Year Built: **1989** DOM: **131**  
 # Unit: **3** # Story: **2**  
 NOI: **\$56,165** GAI: **\$73,262**  
 TR SqFt: **3,560** TMI: **\$6,294**

List Price: **\$990,000**  
 SqFt: **3,560**  
 Lot Size: **.322 ac/14,010 sf**  
 Project:  
 CDOM: **131**  
 Parking: **9**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Auburn**  
 Compensation: **2.5%**

TaxID: **5409000110**  
 Ann Tax: **\$7,768.00**

Marketing  
 Remarks: **Calling all investors! Don't miss the opportunity to own this Meadow Brooke Estates townhome style triplex within walking distance of North Auburn's schools, restaurants & shopping centers. Each unit offers 1187 sq. ft. of upgraded interior space with 2 bedrooms + den, 1.5 baths, in-unit laundry, individual attached garages, extra driveway parking & access to a shared yard space (or potential space for another unit?). The original roof, windows & siding have all been replaced, making this low-maintenance for you & an attractive choice for tenants—all 3 units are currently under lease with historically low vacancy. A 5.4% cap rate & great location just minutes from downtown Auburn, highways & Green River College make this a smart investment!**



**3834 D Place SE, Auburn, WA 98002**

MLS#: **2397211** Status: **A**  
 Area: **310** Stat Dt: **06/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Auburn**  
 Year Built: **1981** DOM: **21**  
 # Unit: **4** # Story: **2**  
 NOI: **\$69,490** GAI: **\$89,406**  
 TR SqFt: **3,760** TMI: **\$7,815**

List Price: **\$1,095,000**

SqFt: **1,220**  
 Lot Size: **.220 ac/9,603 sf**  
 Project: **21**  
 CDOM: **4**  
 Parking: **Multi-Family**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **Territorial**TaxID: **732680-0090**Water: **Auburn**Ann Tax: **\$8,674.00**School Dist: **2.5%**Compensation: **2.5%**

Marketing

Remarks:

We are pleased to present D Place Apartments, a well-maintained MF asset located in Auburn, WA. Built in 1981 and recently updated, this 4-unit property features 2-BD / 1-BTH units, each 940SF with full size W/D. The property offers a compelling investment opportunity with immediate cash flow and additional upside through rent growth. All units have undergone interior renovations, including SS appliances, LVP flooring, refaced cabinetry, updated lighting fixtures, and modern bathroom vanities. Each unit also includes a private patio or balcony and a fireplace. A new roof was installed in 2017. This is a rare opportunity to acquire a stabilized property with additional upside potential—rents are estimated to be 10% below market.

**25517 Lawson St, Black Diamond, WA 98010**

MLS#: **2396229** Status: **A**  
 Area: **320** Stat Dt: **06/20/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Black Diamond**  
 Year Built: **1910** DOM: **24**  
 # Unit: **3** # Story: **1**  
 NOI: **\$19,358** GAI: **\$13,042**  
 TR SqFt: **1,860** TMI: **\$2,700**

List Price: **\$700,000**

SqFt: **1,860**  
 Lot Size: **.383 ac/16,665 sf**  
 Project: **24**  
 CDOM: **3**  
 Parking: **Multi-Family**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **City, See Remarks**TaxID: **0844001310**Water: **Enumclaw**Ann Tax: **\$8,329.00**School Dist: **2%**Compensation: **2%**

Marketing

Remarks:

One-of-a-Kind Triplex in Prime Black Diamond Location nestled on a corner lot across from the police station, & minutes from the iconic Black Diamond Bakery, Black Diamond Elementary, convenient bus route, & offers easy access to the highway. Boasting 1,860 sf, this property features 3 well-maintained units, making it the perfect opportunity for both investors & owner-occupants looking to generate income while enjoying a charming, walkable neighborhood. Each unit has solid rental history & offers excellent potential for increased market value. Whether you're expanding your portfolio or seeking a live-in opportunity w/supplemental rental income, this property truly checks all the boxes. Don't miss your chance to own this multi-family gem!

**26717 213th Place SE, Maple Valley, WA 98038-6142**

MLS#: **2401877** Status: **A**  
 Area: **320** Stat Dt: **07/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Maple Valley**  
 Year Built: **1990** DOM: **25**  
 # Unit: **2** # Story: **3**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **3,150** TMI: **\$**

List Price: **\$874,999**

SqFt: **3,150**  
 Lot Size: **.222 ac/9,663 sf**  
 Project: **Lakewood Estates**  
 CDOM: **25**  
 Parking: **6**  
 Gen Zone:  
 New Cnstr:

View: **Territorial**TaxID: **415630-0620**Water: **Tahoma**Ann Tax: **\$7,591.00**School Dist: **2.5%**Compensation: **2.5%**

Marketing

Remarks:

Pre- Inspected home nestled in sought-after Lakewood Estates is perfect for multi-generational living with 2 kitchens & 2 primary suites. The main home features 3 bedrooms, plus a den or fourth bedroom. Separate entry great for rental income: features 2 beds, 1 bath, Living area & L/R. The home also has a bonus room that leads to the back deck & plenty of storage space under the house. Enjoy the expansive decks, covered patio, above ground pool, allowing plenty of room for outdoor relaxation. Stay comfortable year-round with a new 2 zone heating system & water heater. In need of more parking, there's four covered spots for cars or RV & a storage shed. There's something here for all buyers or investors. Award Winning Tahoma Schools & NO HOA.

**11120 SE 234th Place, Kent, WA 98031**

MLS#:	<b>2385830</b>	Status:	<b>A</b>	List Price:	<b>\$995,000</b>
Area:	<b>330</b>	Stat Dt:	<b>06/01/2025</b>	SqFt:	<b>3,316</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.267 ac/11,623 sf</b>
Style Code:	<b>53 - Tri-plex</b>			Project:	
Community:	<b>East Hill</b>			CDOM:	<b>55</b>
Year Built:	<b>1986</b>	DOM:	<b>55</b>	Parking:	<b>6</b>
# Unit:	<b>3</b>	# Story:	<b>2</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$41,145</b>	GAI:	<b>\$53,400</b>	New Cnstr:	
TR SqFt:	<b>3,316</b>	TMI:	<b>\$4,450</b>	TaxID:	<b>1722059022</b>
View:				Ann Tax:	<b>\$6,739.00</b>
Water:					
School Dist:	<b>Kent</b>				
Compensation:	<b>2%</b>				
Marketing	<b>Zoned for 6 units (buyer to verify) This unique home features nicely remodeled</b>				
Remarks:	<b>manufactured home, large garage with two additional units . Rents and other financials are</b>				
	<b>pro forma based on Zillow estimates. Sold as-is</b>				

**436 Wells Ave N, Renton, WA 98057-5454**

MLS#:	<b>2390377</b>	Status:	<b>A</b>	List Price:	<b>\$895,000</b>
Area:	<b>340</b>	Stat Dt:	<b>06/10/2025</b>	SqFt:	<b>2,470</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.207 ac/9,000 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Renton</b>			CDOM:	<b>89</b>
Year Built:	<b>1937</b>	DOM:	<b>89</b>	Parking:	<b>4</b>
# Unit:	<b>2</b>	# Story:	<b>1</b>	Gen Zone:	
NOI:	<b>\$47,479</b>	GAI:	<b>\$63,600</b>	New Cnstr:	
TR SqFt:	<b>2,470</b>	TMI:	<b>\$5,300</b>	TaxID:	<b>7225000080</b>
View:				Ann Tax:	<b>\$8,721.00</b>
Water:					
School Dist:	<b>Renton</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>Unique 2-unit Property: Main Home + DADU! Ideal for owner-occupants seeking substantial</b>				
Remarks:	<b>rental income or savvy investors eying future development. Live in one beautifully updated</b>				
	<b>unit and rent the other, or rent both for excellent cash flow. Currently generating \$5300/mo</b>				
	<b>in rent. This property features a high-end remodel with designer tile work, modern heating &amp;</b>				
	<b>AC, and glowing hardwoods. It sits on a level, double lot with mature landscaping, perfectly</b>				
	<b>situated between downtown Renton and the Renton Landing. A standout feature is the</b>				
	<b>proximity to multi-family zoning, offering exciting future development potential. A fantastic</b>				
	<b>opportunity for flexible living or a prime investment with upside!</b>				

**632 Index Ave NE, Renton, WA 98056**

MLS#:	<b>2387338</b>	Status:	<b>A</b>	List Price:	<b>\$750,000</b>
Area:	<b>350</b>	Stat Dt:	<b>06/06/2025</b>	SqFt:	<b>1,700</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.208 ac/9,072 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Highlands</b>			CDOM:	<b>38</b>
Year Built:	<b>1943</b>	DOM:	<b>38</b>	Parking:	<b>1</b>
# Unit:	<b>2</b>	# Story:	<b>1</b>	Gen Zone:	<b>Residential</b>
NOI:	<b>\$31,750</b>	GAI:	<b>\$38,400</b>	New Cnstr:	
TR SqFt:	<b>1,700</b>	TMI:	<b>\$3,200</b>	TaxID:	<b>7227800695</b>
View:				Ann Tax:	<b>\$5,800.00</b>
Water:					
School Dist:	<b>Renton</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>Remodeled Duplex in Prime Renton Highlands Location! Featuring two units, each with</b>				
Remarks:	<b>upgraded granite-countertop kitchen and wood laminate flooring. Unit 1: 3 bedrooms, 1 bath</b>				
	<b>and Unit 2: 2 bedrooms, 1 bath. Each unit with its own water meter. Enjoy the expansive</b>				
	<b>backyard on a large lot, ideal for relaxing or entertaining. Nestled just off Sunset Boulevard</b>				
	<b>in highly sought-after Renton Highlands, this property is conveniently close to schools,</b>				
	<b>restaurants, shopping, and I-405. With easy commutes to Seattle and Bellevue, this duplex</b>				
	<b>presents an incredible opportunity - whether you're an investor looking to capitalize on low</b>				
	<b>rents or a homeowner wanting to offset your mortgage by renting one unit. Zoned R10—</b>				
	<b>Don't miss out!</b>				

**1429 Kirkland Ave NE, Renton, WA 98056**

MLS#:	<b>2387335</b>	Status:	<b>A</b>	List Price:	<b>\$750,000</b>
Area:	<b>350</b>	Stat Dt:	<b>06/06/2025</b>	SqFt:	<b>1,440</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.246 ac/10,710 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Highlands</b>			CDOM:	<b>38</b>
Year Built:	<b>1943</b>	DOM:	<b>38</b>	Parking:	<b>4</b>
# Unit:	<b>2</b>	# Story:	<b>1</b>	Gen Zone:	<b>Residential</b>
NOI:	<b>\$28,300</b>	GAI:	<b>\$34,800</b>	New Cnstr:	
TR SqFt:	<b>1,440</b>	TMI:	<b>\$2,900</b>	TaxID:	<b>7227801500</b>
View:				Ann Tax:	<b>\$5,650.00</b>
Water:					
School Dist:	<b>Renton</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>Remodeled Duplex in Prime Renton Highlands Location! Featuring two units, each with</b>				
Remarks:	<b>upgraded granite-countertop kitchen and wood laminate flooring. Both units with 2</b>				
	<b>bedrooms, 1 bath and separate water meters. Enjoy the expansive backyard on a large lot,</b>				
	<b>ideal for relaxing or entertaining. Nestled just off Sunset Boulevard in highly sought-after</b>				
	<b>Renton Highlands, this property is conveniently close to schools, restaurants, shopping, and</b>				
	<b>I-405. With easy commutes to Seattle and Bellevue, this duplex presents an incredible</b>				
	<b>opportunity - whether you're an investor looking to capitalize on low rents or a homeowner</b>				
	<b>wanting to offset your mortgage by renting one unit. Zoned R14—Don't miss out!</b>				

**3109 NE 14th St, Renton, WA 98056**

MLS#: **2332295** Status: **A**  
 Area: **350** Stat Dt: **02/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Highlands**  
 Year Built: **1961** DOM: **151**  
 # Unit: **3** # Story: **1**  
 NOI: **\$39,046** GAI: **\$53,544**  
 TR SqFt: **2,200** TMI: **\$4,550**

List Price: **\$938,000**  
 SqFt: **2,280**  
 Lot Size: **.181 ac/7,895 sf**  
 Project:  
 CDOM: **151**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Renton**  
 Compensation: **2.5%**

TaxID: **7227800250**  
 Ann Tax: **\$7,752.00**

Marketing  
 Remarks: **Exceptional Investment Opportunity – Fully Leased Triplex in Renton/Highlands Park! Don't miss your chance to own or rent this fantastic triplex in the thriving Renton/Highlands Park neighborhood! This well-maintained, single-level multi-family property features six uncovered parking spaces, a convenient storage shed, and a fully fenced shared yard with a cement patio—perfect for outdoor enjoyment. Ideally situated just minutes from restaurants, shops, schools, parks, libraries, public transit, shopping centers, and with quick access to I-405, this property offers both convenience and community appeal. All three updated 2-bedroom, 1-bathroom units are currently leased, generating steady rental income, with additional earnings from a shared**

**2826 NE 8th St, Renton, WA 98056**

MLS#: **2404141** Status: **A**  
 Area: **350** Stat Dt: **07/07/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Highlands**  
 Year Built: **1990** DOM: **7**  
 # Unit: **2** # Story: **2**  
 NOI: **\$29,373** GAI: **\$38,760**  
 TR SqFt: **2,010** TMI: **\$3,400**

List Price: **\$955,000**  
 SqFt: **2,010**  
 Lot Size: **.199 ac/8,670 sf**  
 Project:  
 CDOM: **7**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Renton**  
 Compensation: **2.5%**

TaxID: **3388140010**  
 Ann Tax: **\$7,787.00**

Marketing  
 Remarks: **This duplex was built in 1990 located at 2826 NE 8th Street in Renton. Features two well-maintained 1,005 sq ft units, each with 2 bedrooms, 1.5 bathrooms, in-unit washer/dryer, private garages, and backyard areas. Property includes a new roof and gutters installed in 2025, with one unit recently upgraded. Conveniently located near The Landing and Westfield Southcenter Mall.**

**856 Harrington Ave NE, Renton, WA 98056**

MLS#: **2391983** Status: **A**  
 Area: **350** Stat Dt: **06/18/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Renton**  
 Year Built: **1960** DOM: **27**  
 # Unit: **4** # Story: **1**  
 NOI: **\$55,048** GAI: **\$54,300**  
 TR SqFt: **2,400** TMI: **\$5,950**

List Price: **\$1,075,000**  
 SqFt: **2,400**  
 Lot Size: **.155 ac/6,750 sf**  
 Project:  
 CDOM: **27**  
 Parking: **8**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:

View: **Mountain, Partial, Territorial**

TaxID: **245720-0196**

Water:  
 School Dist: **Renton**  
 Compensation: **3.0%**

Ann Tax: **\$7,362.00**

Marketing  
 Remarks: **Income-Producing 4-Plex in Prime Renton Highlands Neighborhood! Great opportunity to own a fully rented 4-unit property in a desirable, high-demand area. Each unit offers bright, spacious layouts wit separate utilities. Reliable tenants and steady monthly income make this a turnkey investment with upside potential. Rents are historically low- Raise rents, remodel and add value! Located across the street from Highlands brand new Park and Highlands Elementary- A top school- Transit, shopping a short walk away. In the up and coming neighborhood of Renton Highlands- 20 minutes to Bellevue and 10 to Boeing- Perfect for investors or owner-occupants. Don't miss out on this cash-flowing gem! Seller retirement prompts sale. Seller financing possible**



**19019 SE 164th St, Renton, WA 98058**

MLS#: **2406577** Status: **A**  
 Area: **350** Stat Dt: **07/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Maple Valley Heights**  
 Year Built: **1961** DOM: **105**  
 # Unit: **3** # Story: **3**  
 NOI: **\$71,854** GAI: **\$84,110**  
 TR SqFt: **4,000** TMI: **\$7,965**

List Price: **\$1,200,000**  
 SqFt: **4,000**  
 Lot Size: **.590 ac/25,700 sf**  
 Project:  
 CDOM: **105**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Tahoma**  
 Compensation: **2%**

TaxID: **302306-9059**  
 Ann Tax: **\$9,823.00**

Marketing  
 Remarks: **Investor alert! Fantastic opportunity in Renton with a cap rate nearing 6%. This well maintained triplex features three private units, each with separate entrances, spacious layouts, vaulted ceilings, and durable LVP flooring. Kitchens include white cabinetry and stainless appliances some recently updated. Major upgrades completed: plumbing, electrical, windows, gutters, main line and partial roof replacement. Located in a quiet neighborhood backing to a greenbelt and near top rated schools, trails, shopping and highways. Strong rental income and low maintenance make this a smart addition to any portfolio.**

**9624 Renton Ave S #A/B, Seattle, WA 98118**

MLS#: **2404709** Status: **A**  
 Area: **380** Stat Dt: **07/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Rainier Beach**  
 Year Built: **1955** DOM: **6**  
 # Unit: **2** # Story: **1**  
 NOI: **\$40,922** GAI: **\$48,000**  
 TR SqFt: **1,540** TMI: **\$4,000**

List Price: **\$800,000**  
 SqFt: **1,540**  
 Lot Size: **.215 ac/9,354 sf**  
 Project:  
 CDOM: **6**  
 Parking: **2**  
 Gen Zone:  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **609476-0010**  
 Ann Tax: **\$6,178.00**

Marketing  
 Remarks: **Charming & rare duplex with no HOA! This property features two identical units, each with 2 bedrooms, 1 bath, and 770 sqft. Enjoy cozy fireplaces, original hardwood floors, bright layouts with abundant natural light, functional kitchens, and spacious bedrooms with great storage. Off-street parking adds convenience, and LR2 zoning offers exciting future development potential. Perfect for living in one unit while renting the other or expanding your investment portfolio. An incredible opportunity you won't want to miss—schedule your showing today!**

**5115 S Willow St, Seattle, WA 98118**

MLS#: **2401389** Status: **A**  
 Area: **380** Stat Dt: **06/30/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Brighton**  
 Year Built: **1913** DOM: **89**  
 # Unit: **3** # Story: **2**  
 NOI: **\$46,343** GAI: **\$60,000**  
 TR SqFt: **2,480** TMI: **\$5,000**

List Price: **\$944,950**  
 SqFt: **2,130**  
 Lot Size: **.115 ac/5,000 sf**  
 Project: **BRIGHTON LAKEVIEW ADD**  
 CDOM: **89**  
 Parking: **0**  
 Gen Zone: **Residential**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%%**

TaxID: **1112000075**  
 Ann Tax: **\$9,657.00**

Marketing  
 Remarks: **Charming, craftsman bungalow near Seward Park! with lower & detached ADU's. Discover a whimsical retreat featuring hardwood floors, large kitchen with prep island. Flexible living spaces throughout. An enclosed sunroom, one to two main floor bedrooms or spacious dining area add to the home's appeal. The lower-level Primary Suite offers a fireplace, walk-in closet, spa-like bath & door leading to the lush garden patio. Laundry rm. Topping the detached garage is a cozy studio apartment w/ modern updates. Live in the main house, rent lower floor & detached ADU to greatly reduce your home costs. \$3,000 mo. income! So many options! Private, lush patio area w/ water feature. Great for entertaining. Easy access to conveniences, transit & parks.**

**4207 Bateman Street South, Seattle, WA 98118**

MLS#: **2396860** Status: **A**  
 Area: **380** Stat Dt: **06/24/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Brighton**  
 Year Built: **1952** DOM: **20**  
 # Unit: **3** # Story: **2**  
 NOI: **\$52,807** GAI: **\$61,650**  
 TR SqFt: **2,740** TMI: **\$5,400**

List Price: **\$975,000**  
 SqFt: **2,740**  
 Lot Size: **.121 ac/5,250 sf**  
 Project: **Sunnyside**  
 CDOM: **20**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **8113100660**  
 Ann Tax: **\$8,843.00**

Marketing  
 Remarks: **Great Location. Ideal for Owner Occupant or investment! Very well maintained. Quality finishes. Double pane windows, tile floors, slab granite counter tops, gas range, stainless steel appliances, new professional interior paint. Building is in great condition with brick exterior, 8 car parking in the back plus exterior storage units. Located close to the light rail, stores, restaurants, Seward Park, Boeing and Amazon. Easy access to I-5 and Downtown Seattle.**

**4051 Letitia Ave S, Seattle, WA 98118-1137**

MLS#: **2365070** Status: **A**  
 Area: **380** Stat Dt: **05/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Columbia City**  
 Year Built: **1908** DOM: **74**  
 # Unit: **2** # Story: **3**  
 NOI: **\$42,821** GAI: **\$55,434**  
 TR SqFt: **2,400** TMI: **\$4,812**  
 View: **Mountain, Territorial**

List Price: **\$995,000**  
 SqFt: **2,890**  
 Lot Size: **.161 ac/7,000 sf**  
 Project: **Clarmont Add**  
 CDOM: **74**  
 Parking: **2**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **1604601765**  
 Ann Tax: **\$11,363.00**

Marketing  
 Remarks: **Prime Columbia City duplex on a quiet residential street with an unfinished basement and potential 3rd unit. Situated on a double lot with Cascade and territorial views, this property has many options: Sell off a lot, build an ADU or DADU, or the previous owner had plans for a five-unit townhome development. Current rents are \$4,812 with tenants paying W/S/G. 2 Bed/1 Bath, 1200 SF units with hardwood floors, view decks, and fireplaces. Garage for both units. Great location near all the amenities, transit and minutes to downtown.**

**5214 35th Ave S, Seattle, WA 98118**

MLS#: **2368470** Status: **A**  
 Area: **380** Stat Dt: **05/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Columbia City**  
 Year Built: **1919** DOM: **74**  
 # Unit: **2** # Story: **3**  
 NOI: **\$60,923** GAI: **\$76,740**  
 TR SqFt: **2,940** TMI: **\$6,395**  
 View: **City, Territorial**

List Price: **\$1,093,000**  
 SqFt: **2,940**  
 Lot Size: **.119 ac/5,200 sf**  
 Project:  
 CDOM: **104**  
 Parking: **7**  
 Gen Zone: **Residential**  
 New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%%**

TaxID: **6888900075**  
 Ann Tax: **\$10,119.00**

Marketing  
 Remarks: **Located in the heart of Columbia City, this fully renovated Seattle duplex is the perfect blend of comfort, convenience, and income potential. Within walking distance of the light rail, each 4B/2B unit boasts modern finishes, abundant natural light, and a thoughtful layout. Enjoy a fully fenced yard ideal for outdoor gatherings, while the top unit features a private balcony. Whether you're house hacking or renting out both units, this property is a true "cash cow," promising strong returns in one of Seattle's most vibrant neighborhoods. 7 parking spots. Roof replaced in 2021. The lower, smaller unit is currently rented at \$2,995 per month, and the upper unit is rented at \$3,400 per month. Park at the back in the carport during showings.**

**3215 37th Place S, Seattle, WA 98144**

MLS#: **2389338** Status: **A**  
 Area: **380** Stat Dt: **06/06/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Mt Baker**  
 Year Built: **2024** DOM: **38**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,540** TMI: **\$6,850**  
 View: **Territorial**

List Price: **\$1,299,950**  
 SqFt: **2,540**  
 Lot Size: **.094 ac/4,080 sf**  
 Project:  
 CDOM: **80**  
 Parking: **2**  
 Gen Zone: **Multi-Family**  
 New Cnstr: **Completed**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%%**

TaxID: **3215TBD37TH**  
 Ann Tax: **\$5,726.00**

Marketing  
 Remarks: **Exceptional Mount Baker home offering modern comfort + investment potential. Spacious open floorplan w/ large windows showcasing territorial views & natural light. Quality finishes throughout, including hardwood floors, distinctive architectural details, Lutron lighting controls, and more. Centerpiece kitchen opens to bright dining & sitting area—perfect for entertaining. Main level flexible office or guest bedroom. A bright primary suite with vaulted ceilings, en-suite bath, stylish double vanity, glass shower, walk-in closet. Expansive walk-out deck. 2 add'l bedrooms + bath upstairs. Lower level features 2-bedroom apartment, a great income source or multi-generational living. Private driveway & off-street parking. An outstanding home!**



**7424 Rainier Ave S, Seattle, WA 98118**

MLS#: **2297475** Status: **A**  
 Area: **380** Stat Dt: **10/10/2024**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Brighton**  
 Year Built: **2017** DOM: **277**  
 # Unit: **3** # Story: **3**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **4,930** TMI: **\$8,200**  
 View: **Territorial**

List Price: **\$1,600,000**  
 SqFt: **4,930**  
 Lot Size: **.205 ac/8,930 sf**  
 Project:  
 CDOM: **277**  
 Parking: **3**  
 Gen Zone:  
 New Cnstr:

TaxID: **2624049237**  
 Ann Tax: **\$0.00**

Water: **Seattle**  
 School Dist: **2.0%**  
 Compensation:  
 Marketing  
 Remarks: **Separate tax ID's so can sell individually. Well located 3 units in rapidly improving area. Floor to ceiling windows throughout. Light filled great room with chef's kitchen, eating/breakfast bar. Comfortable, sensible, flexible floorplan. Primary bedroom on the third level offers a private retreat, rooftop deck plumbed for gas grill, features sweeping territorial views. Originally built as high end townhomes. Several large and small developments only a few blocks away. A wise investment in the path of progress. All three units rented.**

**1021 S Bailey St, Seattle, WA 98108**

MLS#: **2390454** Status: **A**  
 Area: **385** Stat Dt: **06/12/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Georgetown**  
 Year Built: **1941** DOM: **32**  
 # Unit: **2** # Story: **2**  
 NOI: **\$5,276** GAI: **\$5,276**  
 TR SqFt: **2,160** TMI: **\$1,525**  
 View: **Territorial**

List Price: **\$699,000**  
 SqFt: **2,160**  
 Lot Size: **.131 ac/5,720 sf**  
 Project: **Georgetown**  
 CDOM: **32**  
 Parking: **2**  
 Gen Zone:  
 New Cnstr:

TaxID: **2734100620**  
 Ann Tax: **\$7,357.92**

Water: **Seattle**  
 School Dist: **3%**  
 Compensation:  
 Marketing  
 Remarks: **Just Reduced!! Come see this Georgetown duplex on a corner lot with great rental history! Enjoy the convenience of walking to town or local parks. The upstairs and downstairs units have two bedrooms and one bath. The upstairs unit has a wood-burning fireplace in the living room and a dining room. The downstairs unit also has a separate eating area, and the kitchen has been updated. There is off- street parking for two cars. This home has triple pane windows and just had a new roof, and gutters installed. The backyard has potential for an ADU (Buyer to verify)**

**1701 A & B 19th Ave S, Seattle, WA 98144**

MLS#: **2346147** Status: **A**  
 Area: **385** Stat Dt: **03/20/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **N Beacon Hill**  
 Year Built: **1981** DOM: **116**  
 # Unit: **2** # Story: **2**  
 NOI: **\$44,631** GAI: **\$44,631**  
 TR SqFt: **1,528** TMI: **\$4,800**  
 View: **Territorial**

List Price: **\$1,025,000**  
 SqFt: **1,723**  
 Lot Size: **.115 ac/5,000 sf**  
 Project:  
 CDOM: **116**  
 Parking: **5**  
 Gen Zone:  
 New Cnstr:

TaxID: **754830-0585**  
 Ann Tax: **\$7,359.00**

Water: **Seattle**  
 School Dist: **2.5%**  
 Compensation:  
 Marketing  
 Remarks: **Live in one unit and rent out the other with this duplex opportunity in sought after North Beacon Hill neighborhood! Each 2 bed/1 bath unit is 764 sq ft with thoughtfully designed floor plan, new carpet and one level living. Dedicated & private attached garage space for each unit with additional storage space, plus 3 additional driveway parking spaces. Shared coin op laundry and community yard. Separate electrical meter for each unit. Located in a great location with quick access to downtown Seattle & Eastside, I-90 and I-5 with multiple bus lines nearby.**

**1493 S Columbian Wy, Seattle, WA 98144**

MLS#: **2312916** Status: **A**  
 Area: **385** Stat Dt: **05/30/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Seattle**  
 Year Built: **1959** DOM: **228**  
 # Unit: **4** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **3,460** TMI: **\$**  
 View: **City, Territorial**

List Price: **\$1,100,000**  
 SqFt: **3,460**  
 Lot Size: **.149 ac/6,490 sf**  
 Project: **Jefferson Park 02**  
 CDOM: **228**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

TaxID: **3679400285**  
 Ann Tax: **\$8,563.00**

Water: **Seattle**  
 School Dist: **2.5%**  
 Compensation:  
 Marketing  
 Remarks: **Conveniently located 4-plex on Beacon Hill of Seattle. Bus lines in front of property, minutes to downtown Seattle, China Town, I-5, SODO and many more. Approved plans for 7 unit condo complex and preliminary plans for 2 townhomes. Currently upper units are 2bed/1 bath with assigned garage, fireplace, deck with views. Lower units are studios. All have washer/dryer.**

**2435 S Walker St, Seattle, WA 98144**

MLS#: **2331159** Status: **A**  
 Area: **390** Stat Dt: **06/21/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Central Area**  
 Year Built: **1941** DOM: **23**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**

List Price: **\$800,000**

SqFt:  
 Lot Size: **.092 ac/4,000 sf**  
 Project:  
 CDOM: **23**  
 Parking: **0**  
 Gen Zone: **Business, Commercial, Multi-Family, Office, Residential, Retail**

TR SqFt: **1,400** TMI: **\$6,000**  
 View: **Territorial**

New Cnstr:

Water:  
 School Dist: **Seattle**  
 Compensation: **3%**

TaxID: **1594600005**  
 Ann Tax: **\$7,170.00**

Marketing  
 Remarks: **Great Investment Opportunity! This duplex is located in Seattle's Mt. Baker a prime location. Only 13 minutes' walk to the Judkins Park Light Rail station. Two large BDs/1 bath, high ceilings in each unit & fenced backyard. NC3-75 zoned lot allows a builder to realize its highest & best use. Many development opportunities Townhomes, multifamily units/ retail spaces projects. Situated between 2 light rail stations, this property enhances income & long-term growth in a dynamic neighborhood. Perfect for owner-occupants renovate & live in one unit renting the other or investors lease both while planning for future development. Enjoy urban living super walkable, bikeable & many bus lines, explore Seattle & nearby cities. Value is in the land!**

**121 28th Ave S, Seattle, WA 98144**

MLS#: **2394503** Status: **A**  
 Area: **390** Stat Dt: **06/19/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Leschi**  
 Year Built: **1919** DOM: **25**  
 # Unit: **2** # Story: **3**  
 NOI: **\$47,480** GAI: **\$59,280**  
 TR SqFt: **1,770** TMI: **\$4,800**

List Price: **\$888,000**

SqFt: **1,770**  
 Lot Size: **.044 ac/1,900 sf**  
 Project:  
 CDOM: **25**  
 Parking: **0**  
 Gen Zone: **Multi-Family, Residential**

View: **City, Mountain, Territorial**  
 Water:

TaxID: **3796000195**  
 Ann Tax: **\$7,200.00**

School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Light-filled Craftsman LEGAL DUPLEX on quiet street in Leschi Heights brims w/vintage details & convenient updates. Replaced roof, windows, systems, paint, lighting & flooring. Unit A: main flr entry, sunny living+dining rm, huge kitchen w/stainless appliances, 2bdm/2ba, office space & lots of storage. Opens to fenced courtyard w/plants, raised garden space & leafy canopy - no grass to mow! Unit B: enjoy city & mountain views w/upstairs privacy. 1bdm/1ba, kitchen w/open shelving & newer appliances leads to peaceful outdoor balcony. Laundry in each unit. Perfect for multigenerational living, owner occupancy or investment. WalkScore is 87 - minutes to coffee, restaurants, brewery, transit & Leschi waterfront. Pre-inspected & sewer scoped.**

**203 23rd Ave, Seattle, WA 98122**

MLS#: **2368607** Status: **A**  
 Area: **390** Stat Dt: **05/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Central Area**  
 Year Built: **1900** DOM: **74**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,570** TMI: **\$**

List Price: **\$900,000**

SqFt: **2,570**  
 Lot Size: **.110 ac/4,800 sf**  
 Project:  
 CDOM: **74**  
 Parking: **0**  
 Gen Zone: **Multi-Family, Residential**

View: **Territorial**

TaxID: **9826701775**  
 Ann Tax: **\$0.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Builders, developers, and investors! Here's your chance to capitalize on LR2(M) zoning in a prime Seattle location. This 4,800 SF corner lot offers excellent potential for redevelopment. The existing duplex, built in 1900 with 2,750 square feet, is most likely a tear-down with the value in the land. Surrounded by newer townhomes and multi-family construction, this is an ideal site for townhomes or other LR2(M)-permitted uses (buyer to verify). Enjoy convenient access to downtown, I-5, I-90, and public transit. Located near schools, parks, shops, restaurants, and major new developments, this property sits in one of Seattle's fastest-growing neighborhoods. Don't miss the opportunity to build your next multi-family project.**

**1300 E Remington Ct #A, Seattle, WA 98122**

MLS#:	<b>2393797</b>	Status:	<b>A</b>	List Price:	<b>\$938,000</b>
Area:	<b>390</b>	Stat Dt:	<b>07/07/2025</b>	SqFt:	<b>1,310</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.016 ac/697 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>First Hill</b>			CDOM:	<b>7</b>
Year Built:	<b>2021</b>	DOM:	<b>7</b>	Parking:	<b>0</b>
# Unit:	<b>2</b>	# Story:	<b>4</b>	Gen Zone:	
NOI:	<b>\$72,858</b>	GAI:	<b>\$83,790</b>	New Cnstr:	
TR SqFt:	<b>1,310</b>	TMI:	<b>\$7,350</b>		
View:	<b>City, Mountain, Territorial</b>			TaxID:	<b>2908700077</b>
Water:				Ann Tax:	<b>\$7,132.00</b>
School Dist:	<b>Seattle</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>The intersection of First Hill and Cherry Hill, steps from Seattle University, this contemporary 2bed/2bath townhouse offers urban living at its finest—plus a fully equipped studio ADU with private entrance, perfect for tenants, guests, or home office use. Offered by the original builder, this light-filled home features sleek modern finishes and a rooftop deck with panoramic city and mountain views. The attached ground-level ADU includes its own kitchen, bathroom, washer/dryer, and separate entrance. Easy access to downtown, hospitals, tech hubs &amp; transit—plus the best of Capitol Hill's dining, parks &amp; nightlife just blocks away. Whether you're looking to live stylishly, invest smartly, or both, this home delivers. Short term rental history</b>				
Remarks:					

**1300 E Remington Ct #B, Seattle, WA 98122**

MLS#:	<b>2385732</b>	Status:	<b>A</b>	List Price:	<b>\$938,000</b>
Area:	<b>390</b>	Stat Dt:	<b>06/20/2025</b>	SqFt:	<b>1,340</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.012 ac/507 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>First Hill</b>			CDOM:	<b>24</b>
Year Built:	<b>2021</b>	DOM:	<b>24</b>	Parking:	<b>0</b>
# Unit:	<b>2</b>	# Story:	<b>4</b>	Gen Zone:	
NOI:	<b>\$</b>	GAI:	<b>\$</b>	New Cnstr:	
TR SqFt:	<b>1,340</b>	TMI:	<b>\$</b>		
View:	<b>City, Mountain</b>			TaxID:	<b>2908700078</b>
Water:				Ann Tax:	<b>\$7,049.00</b>
School Dist:	<b>Seattle</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>Nestled between First Hill and Cherry Hill and just moments from Seattle University, this stylish 2-bedroom, 2-bath modern townhouse blends convenience, versatility, and city living. The home boasts sun-filled interiors, clean contemporary finishes, and a rooftop deck with sweeping views of the city skyline and surrounding mountains. A private ground-floor studio ADU—with its own kitchen, bathroom, laundry, and entrance—offers flexible options for rental income, guest accommodations, or a remote workspace. Located within easy reach of downtown, major hospitals, transit lines, and tech corridors, plus all the vibrant culture, cuisine, and green spaces a short stroll away. An ideal home for those seeking an investment, stylish living—or both.</b>				
Remarks:					

**1414 E Fir St E, Seattle, WA 98122**

MLS#:	<b>2401333</b>	Status:	<b>A</b>	List Price:	<b>\$950,000</b>
Area:	<b>390</b>	Stat Dt:	<b>07/02/2025</b>	SqFt:	<b>3,600</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.083 ac/3,600 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	<b>FLINTS ADD</b>
Community:	<b>Capitol Hill</b>			CDOM:	<b>12</b>
Year Built:	<b>1901</b>	DOM:	<b>12</b>	Parking:	<b>1</b>
# Unit:	<b>3</b>	# Story:	<b>1</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$50,120</b>	GAI:	<b>\$71,280</b>	New Cnstr:	
TR SqFt:	<b>2,210</b>	TMI:	<b>\$5,600</b>		
View:				TaxID:	<b>2572400200</b>
Water:				Ann Tax:	<b>\$8,400.00</b>
School Dist:	<b>Seattle</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>Prime opportunity in Seattle's Central District. Zoned LR3(M), this 3,600 sq ft lot with over 2,200 sq ft of living space was previously reviewed for a 14-unit apartment development (project not submitted). Existing structure includes an attached ADU and recent cosmetic updates. Located near public transit, schools, parks, and commercial corridors. Strong rental demand and redevelopment potential. Property is in pre-foreclosure with auction set for August 8, 2025. Notice of Mutually accepted Office sent by 07/14/2025.</b>				
Remarks:					



**2209 E Roanoke St, Seattle, WA 98112**

MLS#: **2343958** Status: **A**  
 Area: **390** Stat Dt: **03/14/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Montlake**  
 Year Built: **1921** DOM: **122**  
 # Unit: **2** # Story: **2**  
 NOI: **\$71,618** GAI: **\$71,618**  
 TR SqFt: **2,660** TMI: **\$73,080**  
 View: **Territorial**

List Price: **\$995,000**  
 SqFt: **2,660**  
 Lot Size: **.096 ac/4,192 sf**  
 Project: **Union City**  
 CDOM: **122**  
 Parking: **3**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **8805900245**  
 Ann Tax: **\$8,783.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Nestled among the cedars, this classic, very private 1923 home in Seattle's beautiful North Montlake neighborhood has been significantly upgraded, and also offers a separate 3 BR mother-in-law apartment on lower level with its own entrance and brand new kitchen and bath. Only 5 blocks from UW and light rail station, the property is also just two blocks from three different waterfront parks (Montlake Playfield, East and West Montlake Parks), as well as being only three blocks from the Arboretum. Hardwood floors throughout upper two floors of main house, offering four bedrooms, two baths, and spacious living room with fireplace. Relatively recent (2016) roof replacement, and new convective electric heaters throughout this home (2024).**

**444 13th Ave, Seattle, WA 98122**

MLS#: **2381992** Status: **A**  
 Area: **390** Stat Dt: **05/28/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **First Hill**  
 Year Built: **2021** DOM: **47**  
 # Unit: **2** # Story: **4**  
 NOI: **\$72,535** GAI: **\$83,790**  
 TR SqFt: **1,700** TMI: **\$7,350**  
 View: **City, Mountain, Territorial**

List Price: **\$1,190,000**  
 SqFt: **1,700**  
 Lot Size: **.023 ac/998 sf**  
 Project:  
 CDOM: **47**  
 Parking: **0**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **290870-0075**  
 Ann Tax: **\$7,455.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **The intersection of First Hill and Cherry Hill, steps from Seattle University, this contemporary 2bed/2bath townhouse offers urban living at its finest—plus a fully equipped studio ADU with private entrance, perfect for tenants, guests, or home office use. Offered by the original builder, this light-filled home features sleek modern finishes and a rooftop deck with panoramic city and mountain views. The attached ground-level ADU includes its own kitchen, bathroom, washer/dryer, and separate entrance. Easy access to downtown, hospitals, tech hubs & transit—plus the best of Capitol Hill's dining, parks & nightlife just blocks away. Whether you're looking to live stylishly, invest smartly, or both, this home delivers. Short term rental history**

**911 Hiawatha Place S, Seattle, WA 98144**

MLS#: **2372525** Status: **A**  
 Area: **390** Stat Dt: **05/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Central Area**  
 Year Built: **1901** DOM: **67**  
 # Unit: **3** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **1,921** TMI: **\$**  
 View: **Territorial**

List Price: **\$1,299,000**  
 SqFt: **1,921**  
 Lot Size: **.051 ac/2,213 sf**  
 Project: **Rainier Blvd**  
 CDOM: **67**  
 Parking: **0**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:  
 TaxID: **713230-0300**  
 Ann Tax: **\$7,135.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Exceptional studs-out remodel with updated electrical, plumbing, hvac, roof, and concrete foundation. Each of the three units are separately metered and have modern finishes, new kitchens, in-unit laundry, and private entrances. Turnkey investment or owner-occupant opportunity. Located just steps from the upcoming Judkins Park Light Rail Station, with easy access to downtown, i-90, and the Eastside.**

**261 E Boston St, Seattle, WA 98102**

MLS#: **2351497** Status: **A**  
 Area: **390** Stat Dt: **03/27/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Eastlake**  
 Year Built: **1910** DOM: **109**  
 # Unit: **4** # Story: **2**  
 NOI: **\$66,117** GAI: **\$83,505**  
 TR SqFt: **2,762** TMI: **\$7,325**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,525,000**  
 SqFt: **2,762**  
 Lot Size: **.046 ac/2,010 sf**  
 Project:  
 CDOM: **109**  
 Parking: **0**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **2902200043**  
 Ann Tax: **\$10,188.00**

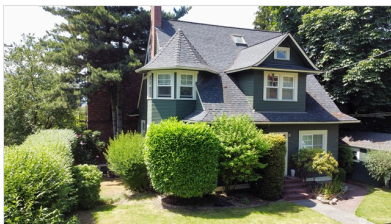
This rare 4 Unit Eastlake property is located in one of Seattle's most coveted neighborhoods just blocks from South Lake Union and Seattle's technology hub. The building was fully renovated down to the studs in 2014. This extensive renovation enhanced the charm of the units that include many tasteful period upgrades. The interiors have been updated with new attractive kitchen cabinets, fixture, appliances and each unit have its own laundry and separate entrance. The units have high ceilings with exceptional lighting. The systems of the building have been replaced with all new electrical services, wiring, plumbing and quick recovery water tanks.

**1201 E Denny Wy, Seattle, WA 98122**

MLS#: **2397334** Status: **A**  
 Area: **390** Stat Dt: **06/24/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Capitol Hill**  
 Year Built: **1906** DOM: **20**  
 # Unit: **3** # Story: **3**  
 NOI: **\$15,015** GAI: **\$29,940**  
 TR SqFt: **2,730** TMI: **\$2,495**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **3%**  
 Marketing  
 Remarks:

List Price: **\$1,625,000**  
 SqFt: **2,730**  
 Lot Size: **.069 ac/3,000 sf**  
 Project: **Nagle's Addition**  
 CDOM: **20**  
 Parking: **0**  
 Gen Zone: **Commercial, Multi-Family**  
 New Cnstr:  
 TaxID: **600300-1434**  
 Ann Tax: **\$14,925.14**

First time on the market in 67 years! Mixed-use building at the corner of 12th & Denny in the heart of Capitol Hill. Main-level commercial space has a strong track record of supporting successful local businesses, including bars and restaurants. Two residential units: 1201 is a 2BD/1BA stylishly renovated in 2018; 1203 is a refreshed 3BD/1BA. Both units feature in-unit laundry and private, fenced backyards. Exceptional location with a Walk Score of 97—just 2 blocks from the Link Light Rail at E. Denny & Broadway. Cal Anderson Park is 1 block away. Easy access to downtown, Lake Union, and all the amenities of the urban core. Prime NC3-75 zoning offers outstanding future potential.

**301 Belmont Ave E, Seattle, WA 98102**

MLS#: **2369945** Status: **A**  
 Area: **390** Stat Dt: **05/06/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Capitol Hill**  
 Year Built: **1908** DOM: **69**  
 # Unit: **4** # Story: **3**  
 NOI: **\$79,590** GAI: **\$116,130**  
 TR SqFt: **3,643** TMI: **\$10,060**  
 View: **City, Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,795,000**  
 SqFt: **3,643**  
 Lot Size: **.091 ac/3,952 sf**  
 Project:  
 CDOM: **69**  
 Parking: **3**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **6848200536**  
 Ann Tax: **\$15,111.00**

This rarely offered fourplex in a prime Capitol Hill location features three 2BD units and one 1BD with expansive floor plans—ideal for investor income or owner-occupancy. Set on a 3,952 SF lot zoned MR, it blends long-term redevelopment value with Tudor-style curb appeal and lasting architectural charm. Renovated interiors feature oak floors, bay windows, classic millwork, and exposed brick. Amenities include in-unit laundry, private entries, a detached garage, and gated landscaping. This A+ location, with a Walk Score of 97, is just blocks to light rail, South Lake Union, and the city's vibrant nightlife core.

**1808 E Harrison St, Seattle, WA 98112-5137**

MLS#: **2373173** Status: **A**  
 Area: **390** Stat Dt: **05/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Capitol Hill**  
 Year Built: **1905** DOM: **67**  
 # Unit: **4** # Story: **3**  
 NOI: **\$94,807** GAI: **\$148,381**  
 TR SqFt: **3,084** TMI: **\$12,996**  
 View: **Lake, Mountain**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,875,000**  
 SqFt: **3,084**  
 Lot Size: **.124 ac/5,400 sf**  
 Project: **LAWS'S ADDITION**  
 CDOM: **67**  
 Parking: **2**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **4232401090**  
 Ann Tax: **\$12,935.00**

Located in the absolute heart of Capitol Hill, this historic fourplex is available for the first time in 25 years. Perched on a 5,400 square foot lot zoned LR1 (M) fronting East Harrison with an alley down the east side, enjoy the current building with potential to add more units on the ample rear yard. One current Airbnb unit would allow for easy owner occupancy in the near term, longer term leases on the other units. Meticulously maintained, pride of ownership throughout.

**1207 26th Ave E, Seattle, WA 98112**

MLS#: **2361742** Status: **A**  
 Area: **390** Stat Dt: **04/17/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Arboretum**  
 Year Built: **1952** DOM: **89**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,150** TMI: **\$**  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **A soulful, design-forward sanctuary where style, sophistication & serenity converge. Nestled in a lush urban landscape, this two-level duplex is a modern retreat—a study in simplicity & natural connection. Oversized French doors blur the line between indoors & out, opening to a west-facing oasis layered w/ dramatic black mondo grass & sumac trees—an intentional, living work of art. Sleek & modern, the home features two gourmet chef's kitchens & stunning spa-inspired baths. The flexible lower unit can be rented or effortlessly rejoined w/ the main home to create a stunning, cohesive 3-bedroom, 2-bath retreat. Designed for privacy, connection, and effortless entertaining, this rare offering is a zen escape—industrial cool w/ incredible soul.**

List Price: **\$1,995,000**  
 SqFt: **2,410**  
 Lot Size: **.138 ac/6,000 sf**  
 Project:  
 CDOM: **89**  
 Parking: **0**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **3204300890**  
 Ann Tax: **\$0.00**

**1111 E Harrison St, Seattle, WA 98102**

MLS#: **2392775** Status: **A**  
 Area: **390** Stat Dt: **06/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Capitol Hill**  
 Year Built: **1951** DOM: **31**  
 # Unit: **4** # Story: **2**  
 NOI: **\$109,334** GAI: **\$133,950**  
 TR SqFt: **0** TMI: **\$11,750**  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**  
 Marketing  
 Remarks: **Discover Harrison Modern, a captivating 4-plex located in the heart of Capitol Hill. Owned by just two owners in its history, this mid-century gem sits on a corner lot, showcasing a distinctive, layered design that's balanced by a simple yet elegant façade. Each of the units have been updated and enjoy separate entrances for enhanced privacy, balconies that seamlessly integrate indoor and outdoor living spaces, plus 10 off-street parking stalls to share. Conveniently located just 0.3 miles from LINK light rail and sitting minutes from Seattle U, the Pike/Pine corridor, plus the vibrant shops, restaurants, and eateries along Broadway, Harrison Modern is an incredible investment opportunity in one of the city's most coveted neighborhoods.**

List Price: **\$2,097,000**  
 SqFt:  
 Lot Size: **.115 ac/4,995 sf**  
 Project:  
 CDOM: **31**  
 Parking: **10**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **6852700175**  
 Ann Tax: **\$19,116.00**

**2821 Bellevue Wy SE, Bellevue, WA 98004**

MLS#: **2364881** Status: **A**  
 Area: **520** Stat Dt: **07/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Enatai**  
 Year Built: **1915** DOM: **20**  
 # Unit: **3** # Story: **3**  
 NOI: **\$61,043** GAI: **\$79,200**  
 TR SqFt: **2,200** TMI: **\$6,500**  
 View: **Territorial**  
 Water:  
 School Dist: **Bellevue**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Opportunity abounds in Enatai! Developer's dream 1/2 acre lot with potential to subdivide across the street from the new South Bellevue Light Rail Station. Current home has been converted into a 6 bedroom, 4 bath triplex. Lower unit is 2 BD, 1 BA. Middle unit is 3 BD, 2 BA. Upper unit is 1 BD, 1 BA. Parking available for 6 cars. Tenants in place paying \$4,260 per month at 75% occupancy. Potential rent is \$6,420 at 100% occupancy. Keep leases in place for rental income as you plan a new build or live in one unit while renting out the other two to help pay your mortgage.**

List Price: **\$1,799,000**  
 SqFt: **2,200**  
 Lot Size: **.496 ac/21,610 sf**  
 Project:  
 CDOM: **20**  
 Parking: **6**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **7000100441**  
 Ann Tax: **\$10,030.00**



**712 714 142nd Place SE, Bellevue, WA 98007**

MLS#:	<b>2233374</b>	Status:	<b>A</b>	List Price:	<b>\$1,595,000</b>
Area:	<b>530</b>	Stat Dt:	<b>05/06/2024</b>		
Sub Prop:	<b>Multi-Family</b>			SqFt:	<b>2,440</b>
Style Code:	<b>52 - Duplex</b>			Lot Size:	<b>.225 ac/9,787 sf</b>
Community:	<b>Bellevue</b>			Project:	<b>Broadmoor Court</b>
Year Built:	<b>1978</b>	DOM:	<b>434</b>	CDOM:	<b>434</b>
# Unit:	<b>2</b>	# Story:	<b>1</b>	Parking:	<b>7</b>
NOI:	<b>\$</b>	GAI:	<b>\$</b>	Gen Zone:	<b>Multi-Family</b>
TR SqFt:	<b>2,440</b>	TMI:	<b>\$4,570</b>	New Cnstr:	
View:					
Water:				TaxID:	<b>1117600040</b>
School Dist:	<b>Bellevue</b>			Ann Tax:	<b>\$10,217.00</b>
Compensation:	<b>2%</b>				

Marketing  
Remarks: **Listed UNDER Assessed Value! .225 LOT with this amazing location is zoned Multi-Family Duplex. Live or rent out this 5BR, 3.5 bath duplex (Unit 712 has 2 beds/1.75 bath, Unit 714 has 3 beds/2 bath) in Bellevue which is near schools, Bellevue College, I-405 & I-90. Laminate flooring in the entry, dining room and main bath. Carpeted spaces as well. Woodburning fireplaces in both units. Well lit, spacious galley-style kitchen. Cul-de-sac living with 2 car garage, carport & driveway parking. Backyard hosts individual patios & fencing. No HOA fees. Don't miss out on this investment property! Or your place to call home!**

**304 10th St, Kirkland, WA 98033**

MLS#:	<b>2338708</b>	Status:	<b>A</b>	List Price:	<b>\$2,660,000</b>
Area:	<b>560</b>	Stat Dt:	<b>02/28/2025</b>		
Sub Prop:	<b>Multi-Family</b>			SqFt:	<b>4,235</b>
Style Code:	<b>54 - 4-Plex</b>			Lot Size:	<b>.223 ac/9,720 sf</b>
Community:	<b>Downtown</b>			Project:	
Year Built:	<b>1984</b>	DOM:	<b>136</b>	CDOM:	<b>136</b>
# Unit:	<b>4</b>	# Story:	<b>2</b>	Parking:	<b>7</b>
NOI:	<b>\$93,170</b>	GAI:	<b>\$118,000</b>	Gen Zone:	<b>Multi-Family</b>
TR SqFt:	<b>3,600</b>	TMI:	<b>\$10,350</b>	New Cnstr:	
View:	<b>Partial, Territorial</b>				
Water:				TaxID:	<b>1235100017</b>
School Dist:	<b>Lake Washington</b>			Ann Tax:	<b>\$15,045.00</b>
Compensation:	<b>2%</b>				

Marketing  
Remarks: **Prime Investment Opportunity in Kirkland! This well-maintained 4-plex is located minutes from downtown Kirkland, offering strong rental appeal in a high-demand area. Each spacious 2-bedroom, 2-bath unit features a fireplace, in-unit washer/dryer, private balcony, garage parking and nearly 500 cubic feet of secured storage—ideal for tenant convenience and added value. Two units were tastefully updated in 2024 with upgraded kitchens and primary baths featuring sleek quartz countertops for a modern, upscale feel. One unit is currently vacant and ready for immediate showing. Financials are pro forma—ideal for investors seeking solid potential returns in one of the Eastside's most desirable markets.**

**8797 116th Ave NE, Kirkland, WA 98033**

MLS#:	<b>2386887</b>	Status:	<b>A</b>	List Price:	<b>\$2,800,000</b>
Area:	<b>560</b>	Stat Dt:	<b>06/03/2025</b>		
Sub Prop:	<b>Multi-Family</b>			SqFt:	<b>4,272</b>
Style Code:	<b>54 - 4-Plex</b>			Lot Size:	<b>.328 ac/14,300 sf</b>
Community:	<b>Highlands</b>			Project:	
Year Built:	<b>1911</b>	DOM:	<b>41</b>	CDOM:	<b>41</b>
# Unit:	<b>4</b>	# Story:	<b>2</b>	Parking:	<b>7</b>
NOI:	<b>\$74,794</b>	GAI:	<b>\$109,032</b>	Gen Zone:	<b>See Remarks</b>
TR SqFt:	<b>4,272</b>	TMI:	<b>\$9,215</b>	New Cnstr:	
View:					
Water:				TaxID:	<b>388690-1775</b>
School Dist:	<b>Lake Washington</b>			Ann Tax:	<b>\$13,644.00</b>
Compensation:	<b>2.5%</b>				

Marketing  
Remarks: **Value in land! A rare opportunity to acquire a residential redevelopment site or a land banking property in Kirkland's Highlands neighborhood. The 14,300 SF (or 0.33-acre) site is situated in Kirkland's RM 3.6 zone, which allows for 3,600 square feet of lot area per unit, or 12 units per acre. According to the preliminary massing study, the site presents the new owner with the opportunity to redevelop the existing SFH + Triplex to three (3) to six (6) luxury homes that are within a mile of Google's Kirkland Urban office campus and less than 1.2 miles from Google's office campus in Houghton neighborhood. Approximately 2,735 Google employees work in these campuses.**

**13604 100th Ave NE, Kirkland, WA 98034**

MLS#: **2264895** Status: **A**  
 Area: **560** Stat Dt: **07/14/2024**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **North Rose Hill**  
 Year Built: **1935** DOM: **365**  
 # Unit: **2** # Story: **1**  
 NOI: **\$9,065** GAI: **\$9,065**  
 TR SqFt: **3,740** TMI: **\$1,800**  
 View:  
 Water:  
 School Dist: **Lake Washington**  
 Compensation: **2.0%**  
 Marketing  
 Remarks:

List Price: **\$2,950,000**  
 SqFt: **30,036**  
 Lot Size: **.446 ac/19,443 sf**  
 Project:  
 CDOM: **365**  
 Parking: **0**  
 Gen Zone: **Retail**  
 New Cnstr:  
 TaxID: **2026059036**  
 Ann Tax: **\$7,135.00**

**INVESTORS, DEVELOPERS & BUILDERS — REDUCED PRICE ALERT! Demolition underway (\$80K value) with site clearing completed by this month's end—delivering shovel-ready land for premium development. Permit-ready 21-unit luxury apartment project in North Juanita, Kirkland. All city fees & permits are fully paid. Plans include 24,631 sq. ft. of upscale residential (11 one-bed, 6 two-bed, 2 affordable, 2 studios), 5,405 sq. ft. of high-visibility retail, 50+ parking spaces (surface + 2 underground), plus a fitness center & elevator. Sale includes full architectural plans + prepaid permits. Completed appraisal on hand. Rare opportunity in a sought-after market.**

**13212 100th Place NE, Kirkland, WA 98034**

MLS#: **2377941** Status: **A**  
 Area: **600** Stat Dt: **07/03/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Juanita**  
 Year Built: **1962** DOM: **51**  
 # Unit: **2** # Story: **2**  
 NOI: **\$33,956** GAI: **\$46,100**  
 TR SqFt: **2,160** TMI: **\$4,200**  
 View: **Territorial**  
 Water:  
 School Dist: **Lake Washington**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,250,000**  
 SqFt: **2,160**  
 Lot Size: **.220 ac/9,568 sf**  
 Project:  
 CDOM: **51**  
 Parking: **4**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:  
 TaxID: **3955700090**  
 Ann Tax: **\$7,843.83**

**RARE! Savvy investors, don't miss this one! Outstanding investment opportunity in prime Juanita location! This exceptional 2,160 sf duplex sits on expansive 9,568 sf lot w/RMA 3.6 zoning & offers incredible flexibility, development potential & long term value! Upstairs has 3 beds/1 bath & downstairs boasts 2 beds/1 bath—each w/separate entrances & meters. Bright & open floor plan showcases updated kitchens, cozy fp, hardwood floors & newer appliances. Step outside to new spacious deck, large patio & private fully fenced yard. 2-car garage & driveway parking. Prime location minutes to Downtwn Kirkland, Totem Lake & Juanita Beach. Top rated Lake WA schools! Easy commute to Google, Meta, Msft & Amzn! Below market rents w/huge upside potential!**

**12602 NE 118th St, Kirkland, WA 98034-4134**

MLS#: **2279947** Status: **A**  
 Area: **600** Stat Dt: **09/19/2024**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Totem Lake**  
 Year Built: **1979** DOM: **298**  
 # Unit: **4** # Story: **2**  
 NOI: **\$80,329** GAI: **\$97,100**  
 TR SqFt: **3,328** TMI: **\$7,925**  
 View:  
 Water:  
 School Dist: **Lake Washington**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,599,950**  
 SqFt: **3,328**  
 Lot Size: **.180 ac/7,840 sf**  
 Project: **Totem Firs**  
 CDOM: **298**  
 Parking: **7**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **2826059199**  
 Ann Tax: **\$10,979.00**

**New Price—Clean and well maintained Kirkland 4-plex in Totem Lake Area, updated and fully occupied. Stucco & brick exterior, 2 bedroom 1 bath units with washer/dryer inside each unit, decks. 2 year old roof, new paint. Close to shopping, public transportation, freeway access and restaurants. Great low maintenance investment and easy to manage. Drive by and walk exterior. Please do not disturb tenants. HOA takes care of landscaping, trash removal, and common area maintenance. The 4-plex is one of 12 separate 4-plexes that make up Totem Firs Apartment complex. Each building owned separately.**

**16425 Broadway Ave, Snohomish, WA 98296**

MLS#:	<b>2404755</b>	Status:	<b>A</b>	List Price:	<b>\$788,500</b>
Area:	<b>610</b>	Stat Dt:	<b>07/09/2025</b>	SqFt:	<b>2,230</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.240 ac/10,454 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Maltby</b>			CDOM:	<b>5</b>
Year Built:	<b>1922</b>	DOM:	<b>5</b>	Parking:	<b>6</b>
# Unit:	<b>2</b>	# Story:	<b>2</b>	Gen Zone:	<b>Multi-Family, Residential</b>
NOI:	<b>\$42,542</b>	GAI:	<b>\$50,400</b>	New Cnstr:	
TR SqFt:	<b>2,230</b>	TMI:	<b>\$50,400</b>		
View:				TaxID:	<b>00403800900100</b>
Water:				Ann Tax:	<b>\$6,588.00</b>
School Dist:	<b>Snohomish</b>				
Compensation:	<b>3%</b>				
Marketing	<b>Welcome to this exceptional commercial property zoned R-5 RB for both business and residential use sitting on an expansive 10,454 sq/ft corner lot. This well-established duplex w/ great cash flow opportunities. Situated conveniently close to major highways including 9, 522, and 405, its prime location ensures ease of access and high demand for rental units. The commercial zoning opens up exciting possibilities for increasing the property's value. Furthermore, its proximity to abandoned RR tracks earmarked for future trail development adds another layer of potential appreciation. Both units of this property offer spacious layouts featuring 2 bedrooms and 1 bathroom each, complemented by generously sized living rooms complete w/ fireplaces.</b>				
Remarks:					

**3463 6th Ave W, Seattle, WA 98119**

MLS#:	<b>2405553</b>	Status:	<b>A</b>	List Price:	<b>\$949,000</b>
Area:	<b>700</b>	Stat Dt:	<b>07/09/2025</b>	SqFt:	
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.092 ac/4,000 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Queen Anne</b>			CDOM:	<b>5</b>
Year Built:	<b>1974</b>	DOM:	<b>5</b>	Parking:	<b>2</b>
# Unit:	<b>2</b>	# Story:	<b>2</b>	Gen Zone:	
NOI:	<b>\$59,775</b>	GAI:	<b>\$72,420</b>	New Cnstr:	
TR SqFt:	<b>2,300</b>	TMI:	<b>\$6,335</b>		
View:				TaxID:	<b>7443000755</b>
Water:				Ann Tax:	<b>\$8,045.00</b>
School Dist:	<b>Seattle</b>				
Compensation:	<b>2%%</b>				
Marketing	<b>3463 6th Avenue W is a duplex built in 1974. Delivered fully vacant at closing, this offering provides the opportunity to immediately renovate or lease-up at market rents. The duplex features desirable and spacious three bedroom layouts, each averaging approximately 1,150 square feet. Original yet well-maintained, the duplex offers a blank canvas for upgrades. For those looking to expand their footprint, the adjacent parcel improved with a fourplex is also available, offering the ability to control a total of six units and 8,800 LSF zoned MIO-37-LR3 RC (M), while taking advantage of favorable residential financing. This opportunity is ideal for an owner-occupant or investors seeking a well located property with long-term upside.</b>				
Remarks:					

**3206 16th Ave W, Seattle, WA 98119**

MLS#:	<b>2292578</b>	Status:	<b>A</b>	List Price:	<b>\$1,150,000</b>
Area:	<b>700</b>	Stat Dt:	<b>01/06/2025</b>	SqFt:	<b>2,980</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.105 ac/4,569 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Interbay</b>			CDOM:	<b>294</b>
Year Built:	<b>1935</b>	DOM:	<b>294</b>	Parking:	<b>4</b>
# Unit:	<b>2</b>	# Story:	<b>2</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$33,491</b>	GAI:	<b>\$56,655</b>	New Cnstr:	
TR SqFt:	<b>2,980</b>	TMI:	<b>\$4,918</b>		
View:				TaxID:	<b>2770603060</b>
Water:				Ann Tax:	<b>\$11,895.00</b>
School Dist:	<b>Seattle</b>				
Compensation:	<b>3%</b>				
Marketing	<b>Discover the perfect blend of charm, location, and investment potential with this unique Dravus/Interbay Duplex, built in 1935. Situated on a 4,569 sq. ft. lot in the heart of Seattle's Interbay neighborhood, this property offers access to some of the city's most desirable areas and the anticipated future Interbay Light Rail Station further enhances its appeal, providing effortless access to transit. What truly sets this property apart is its SM-D 95 (M) zoning, opening the door to an array of possibilities, including mixed-use, residential, office, and more. Whether you're a seasoned investor or just beginning your real estate journey, this is an opportunity to secure a foothold in one of Seattle's most dynamic and evolving neighborhoods.</b>				
Remarks:					



**628 W Nickerson St, Seattle, WA 98119**

MLS#: **2372257** Status: **A**  
 Area: **700** Stat Dt: **05/07/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Queen Anne**  
 Year Built: **1942** DOM: **68**  
 # Unit: **3** # Story: **2**  
 NOI: **\$73,522** GAI: **\$95,642**  
 TR SqFt: **2,550** TMI: **\$8,271**

List Price: **\$1,250,000**  
 SqFt: **2,270**  
 Lot Size: **.083 ac/3,600 sf**  
 Project: **145**  
 CDOM: **68**  
 Parking: **2**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation:

TaxID: **7443000980**  
 Ann Tax: **\$7,570.00**

Marketing  
 Remarks: **Rare opportunity to acquire a stabilized asset in Seattle's Queen Anne submarket with proven income stream. This property consists of 2 residential units, both 1 bed/1 bath and approximately 545 Square Feet. There is a long term Commercial/Office tenant occupying the basement & garage area with solid income of \$5,000 per month. Commercial tenant has long term lease in place (2 years) but could be flexible vacate sooner if owner/occupant requires the space. Property is ideally located on the North end of Queen Anne near SPU, Fremont, Wallingford, Ballard & U-District. Major employers nearby including Amazon, Meta, Google, Adobe, Tableau & Brooks Sports. Potential to purchase with neighboring triplex at 634 W. Nickerson.**

**634 W Nickerson St, Seattle, WA 98119**

MLS#: **2334397** Status: **A**  
 Area: **700** Stat Dt: **02/19/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Queen Anne**  
 Year Built: **1912** DOM: **145**  
 # Unit: **3** # Story: **3**  
 NOI: **\$67,334** GAI: **\$87,358**  
 TR SqFt: **2,270** TMI: **\$7,505**

List Price: **\$1,250,000**  
 SqFt: **2,270**  
 Lot Size: **.083 ac/3,600 sf**  
 Project: **145**  
 CDOM: **68**  
 Parking: **2**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5**

TaxID: **7443000985**  
 Ann Tax: **\$8,164.00**

Marketing  
 Remarks: **Classic Triplex in North Queen Anne. Property consists of (1) 2 bed/1 bath unit, (1) 2 bed/.75 bath unit and (1) 1 bed/1 bath unit, all with in-unit laundry. Fully leased with high historic occupancy. Located near Seattle Pacific University, with excellent access to Queen Anne, Fremont, Wallingford, South Lake Union and Downtown. Tenants enjoy easy access to major employers including Amazon, Meta, Google, Adobe, Tableau and Brooks Sports. Walking distance to restaurants, entertainment and local amenities. Stable rents with immediate upside potential. Large detached garage/shop. Listed in conjunction with a 4-Plex across the street at 629 W. Nickerson Street. Excellent opportunity for investor or owner/occupant!**

**2035 Waverly Place N, Seattle, WA 98109**

MLS#: **2405747** Status: **A**  
 Area: **700** Stat Dt: **07/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Queen Anne**  
 Year Built: **1979** DOM: **3**  
 # Unit: **3** # Story: **3**  
 NOI: **\$49,180** GAI: **\$66,180**  
 TR SqFt: **2,475** TMI: **\$5,515**

List Price: **\$1,325,000**  
 SqFt: **2,475**  
 Lot Size: **.069 ac/3,000 sf**  
 Project: **3**  
 CDOM: **4**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **City, Lake, Ocean**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.0%**

TaxID: **9301300880**  
 Ann Tax: **\$12,131.00**

Marketing  
 Remarks: **Live-in investment opportunity in prime East Queen Anne/Westlake! Well-maintained triplex with two 2BD/1.75BA units and one ground-floor studio with .75BA. Ideal for owner-occupant—live in one and rent the others. Great location near South Lake Union, Fremont, Lake Union, parks, restaurants, and shops. Easy access to Hwy 99, I-5 & Bike Path to commute In-City. Each 2BD unit includes a garage plus tandem parking. Shared backyard deck perfect for BBQs. Professionally managed with solid tenant history. Rare chance to own a versatile, income-producing property in one of Seattle's most sought-after neighborhoods!**

**1222 6th Ave N, Seattle, WA 98109**

MLS#: **2396750** Status: **A**  
 Area: **700** Stat Dt: **06/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Queen Anne**  
 Year Built: **1925** DOM: **21**  
 # Unit: **2** # Story: **3**  
 NOI: **\$88,415** GAI: **\$114,840**  
 TR SqFt: **2,990** TMI: **\$9,569**  
 View: **Territorial**

List Price: **\$1,329,000**  
 SqFt: **3,160**  
 Lot Size: **.092 ac/4,000 sf**  
 Project:  
 CDOM: **32**  
 Parking: **1**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **6096500025**  
 Ann Tax: **\$10,469.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **This charming Queen Anne duplex is filled with natural light and thoughtful updates throughout. The upper unit offers 3 bedrooms and 2 bathrooms, featuring a bright and welcoming living space with hardwood floors and a private deck perfect for summer evenings. The lower unit is a fully separate 1 bed, 1 bath apartment with its own entrance—ideal for rental income, guests, or additional space. With a new roof, fresh interior paint, and move-in ready condition, this property truly stands out. Just minutes from parks, cafes, and restaurants, it offers a rare chance to own in one of Seattle's most sought-after neighborhoods.**

**3469 6th Ave W, Seattle, WA 98119**

MLS#: **2405506** Status: **A**  
 Area: **700** Stat Dt: **07/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Queen Anne**  
 Year Built: **1956** DOM: **3**  
 # Unit: **4** # Story: **2**  
 NOI: **\$62,096** GAI: **\$80,439**  
 TR SqFt: **2,265** TMI: **\$6,703**  
 View: **Canal**

List Price: **\$1,345,000**  
 SqFt: **3,888**  
 Lot Size: **.110 ac/4,800 sf**  
 Project:  
 CDOM: **3**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **7443000756**  
 Ann Tax: **\$10,343.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2**  
 Marketing  
 Remarks: **This fourplex, built in 1956 has all 1 BR 1BA units averaging 566SF. Currently 100% vacant, there is an the opportunity to immediately lease-up at market rents or renovate the units to achieve even higher income potential. The property has received system updates including roof (2008), vinyl windows, and copper/PEX plumbing. A large common area with laundry and storage, connected to the garage, offers a potential opportunity to add two more units (buyer to verify). The adjacent parcel with a duplex is also available, for a total of six units and 8,800 LSF zoned MIO-37-LR3 RC (M). This opportunity is ideal for an owner-occupant or investors seeking a well-located property with long-term upside.**

**633 W Emerson St, Seattle, WA 98119**

MLS#: **2396218** Status: **A**  
 Area: **700** Stat Dt: **06/20/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Queen Anne**  
 Year Built: **1962** DOM: **24**  
 # Unit: **4** # Story: **2**  
 NOI: **\$65,354** GAI: **\$88,685**  
 TR SqFt: **2,900** TMI: **\$7,998**

List Price: **\$1,395,000**  
 SqFt: **2,900**  
 Lot Size: **.101 ac/4,400 sf**  
 Project:  
 CDOM: **113**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **74430-0535**  
 Ann Tax: **\$10,636.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **MOTIVATED SELLER – Seller has found a property he would like to exchange into, drastically increasing his want to sell. All the apartments have in-unit laundry, functional layouts, and complete kitchen appliance packages. The interior finishes blend original elements and simple updates that have been done over time. The future owner can capitalize on this and easily modernize the units cosmetically to increase income potential. The property offers a perfect blend of in-city living with a safe, quiet neighborhood feel. Located just a short drive on Highway 99 to downtown and within walking distance of Seattle Pacific University, the Fremont Sunday Market, and the shops atop Queen Anne Hill, this property is ideal for prospective tenants**

**2513 13th Ave W, Seattle, WA 98119**

MLS#: **2386288** Status: **A**  
 Area: **700** Stat Dt: **06/22/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Seattle**  
 Year Built: **1960** DOM: **22**  
 # Unit: **4** # Story: **2**  
 NOI: **\$86,770** GAI: **\$105,993**  
 TR SqFt: **3,041** TMI: **\$9,013**

List Price: **\$1,570,000**  
 SqFt: **3,140**  
 Lot Size: **.092 ac/4,000 sf**  
 Project:  
 CDOM: **22**  
 Parking: **4**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **277060-4175**  
 Ann Tax: **\$10,709.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.25%%**

Marketing  
 Remarks: **Great income property on Queen Anne's west slope. Water views from expansive windows and location make it always easy to lease. Upper units have cathedral ceilings. each floor shares a common laundry. Off street parking for four vehicles. Keep as a 4Plex or use included development plans and LR2 zoning to add and additional floor with penthouse or 2 more units. meticulously maintained, new windows, roof, hot water tanks, appliances, flooring all addressed as needed throughout ownership.**

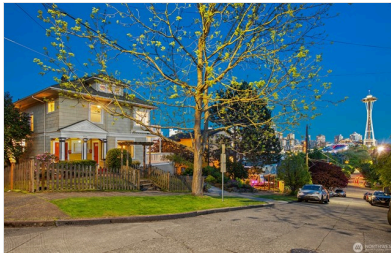
**3421 23rd Ave W, Seattle, WA 98199**

MLS#: **2393376** Status: **A**  
 Area: **700** Stat Dt: **06/16/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Magnolia**  
 Year Built: **1969** DOM: **28**  
 # Unit: **4** # Story: **2**  
 NOI: **\$71,174** GAI: **\$88,173**  
 TR SqFt: **3,700** TMI: **\$7,575**

List Price: **\$1,600,000**  
 SqFt: **3,832**  
 Lot Size: **.161 ac/7,000 sf**  
 Project: **Gilman's Add**  
 CDOM: **28**  
 Parking: **5**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **2770600522**  
 Ann Tax: **\$13,999.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

Marketing  
 Remarks: **Very clean & well-maintained Mid-Century Modern 4-plex on Magnolia. Both upper units are 2 bedrooms, 2 bath with vaulted ceilings, fireplace, dining area and large deck with territorial views. Lower 2-bedroom unit has new flooring, kitchen and bath with large outdoor patio. Lower back unit is a large one bedroom with outside sitting area. Building has a large laundry room with coin-op washer/dryer and 4 storage units. 5 parking spaces, 3 covered, 2 uncovered. Easy access, 1 block to bus line.**

**920 4th Ave N, Seattle, WA 98109**

MLS#: **2384536** Status: **A**  
 Area: **700** Stat Dt: **05/29/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Queen Anne**  
 Year Built: **1904** DOM: **46**  
 # Unit: **2** # Story: **2**  
 NOI: **\$41,837** GAI: **\$59,851**  
 TR SqFt: **1,910** TMI: **\$5,254**

List Price: **\$1,620,000**  
 SqFt: **2,472**  
 Lot Size: **.117 ac/5,112 sf**  
 Project: **Mercers 2nd Add To N Seattle**  
 CDOM: **46**  
 Parking: **2**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **5457801580**  
 Ann Tax: **\$15,243.00**

Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

Marketing  
 Remarks: **Classic 1904 Foursquare perched on Queen Anne hill with amazing views from both floors! Expansive 5000+ SF corner lot w/2 off-street parking. 500+ SF view decks extend living space. Steps to everything in lower QA - Seattle Center, Space Needle, & South Lake Union tech. Best as owner-occupied w/rental income & potential 3rd floor primary suite. Home fully rented for last 15 years, see double multi-family listing for financials. Or, take this back to a single family - see photo renderings. So many options for this amazing property in lower Queen Anne! Maintained by meticulous homeowner. Newer roof, refinished wood floors up, all systems inspected. Inspections & receipts available. This is Seattle living at its best in a premier neighborhood!**



**3021 21st Ave W, Seattle, WA 98199**

MLS#: **2387014** Status: **A**  
 Area: **700** Stat Dt: **06/14/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Magnolia**  
 Year Built: **1967** DOM: **41**  
 # Unit: **4** # Story: **2**  
 NOI: **\$82,927** GAI: **\$111,780**  
 TR SqFt: **3,500** TMI: **\$9,315**  
 View: **Mountain, Partial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Discover the perfect investment opportunity with this meticulously and tastefully renovated mid-century Magnolia 4-plex. Every aesthetic and mechanical detail has been thoughtfully addressed, ensuring lasting quality and pride of ownership for years to come. Stylish units feature modern kitchens with stainless steel appliances, slab countertops, and solid wood designer cabinets, along with skylights, custom tiled showers with granite accents, and private decks or patios. Off-street parking for 8 vehicles, this property is as practical as it is appealing. Conveniently located near Magnolia's amenities, Ballard, S. Lake Union, and downtown Seattle, this income-generating property sits on a 6,000 sq. ft. LR1-zoned lot. Don't miss out!**

List Price: **\$1,650,000**  
 SqFt: **3,800**  
 Lot Size: **.138 ac/6,000 sf**  
 Project:  
 CDOM: **129**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **277060-2110**  
 Ann Tax: **\$16,054.00**

**1001 1st Ave N, Seattle, WA 98109**

MLS#: **2405895** Status: **A**  
 Area: **700** Stat Dt: **07/10/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Queen Anne**  
 Year Built: **1953** DOM: **4**  
 # Unit: **3** # Story: **3**  
 NOI: **\$48,058** GAI: **\$**  
 TR SqFt: **2,940** TMI: **\$**  
 View: **City, Partial, Sound, Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **1.5%**  
 Marketing  
 Remarks: **Incredible investment opportunity in the heart of Queen Anne — a rare triplex offering iconic views of the Space Needle, skyline & water. Please do not disturb tenants; showings by appt only. Each unit offers a cozy wood fireplace, with Units 1 & 2 offering private decks to take in the stunning views. Unit 1 & Unit 2, are spacious 2-bed/1-bath layouts with fully equipped kitchens. Unit 3 is a charming 1-bed, 1-bath with hardwood floors in the living rm & vinyl in the kitchen. The property has 3 separate meters, a carport for 2 cars, baseboard heating throughout & on-site coin laundry. Whether you're looking to live in one unit & rent the others or expand your rental portfolio, this triplex delivers both location & long-term potential.**

List Price: **\$1,700,000**  
 SqFt: **2,940**  
 Lot Size: **.083 ac/3,630 sf**  
 Project:  
 CDOM: **4**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **545730-0070**  
 Ann Tax: **\$13,085.00**

**1901 8th Ave W, Seattle, WA 98119**

MLS#: **2371853** Status: **A**  
 Area: **700** Stat Dt: **05/07/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Queen Anne**  
 Year Built: **1919** DOM: **68**  
 # Unit: **3** # Story: **3**  
 NOI: **\$71,130** GAI: **\$9,576**  
 TR SqFt: **3,620** TMI: **\$8,950**  
 View: **Sound, Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**  
 Marketing  
 Remarks: **The BEST of all worlds! This beautiful 1919 VIEW Queen Anne craftsman is hiding a cool secret... It has 2 apartments below that you can hardly tell are there (with very happy tenants)! The home has been thoroughly remodeled with a brand new kitchen, new paint inside and out, NEW BOILER, freshly refinished hardwoods and new carpet. New shower and vanity in primary. Huge closets! Refreshed low maint. landscape and siding replaced on the weather wall. Beautiful marble, gas fireplace on main floor and amazing office/den off LR. Roof is 5 years old. There is driveway parking for the main floor and street parking is good. Turnkey with rent to offset your mortgage substantially. Both lower units are 1bed/ba. w/laundry room. Perfect!! HOME!**

List Price: **\$1,895,000**  
 SqFt: **3,620**  
 Lot Size: **.062 ac/2,720 sf**  
 Project:  
 CDOM: **68**  
 Parking: **1**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **7011201096**  
 Ann Tax: **\$13,847.00**

**2010 Waverly Place N, Seattle, WA 98109**

MLS#: **2393647** Status: **A**  
 Area: **700** Stat Dt: **06/16/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Queen Anne**  
 Year Built: **1971** DOM: **28**  
 # Unit: **4** # Story: **4**  
 NOI: **\$108,528** GAI: **\$183,881**  
 TR SqFt: **3,860** TMI: **\$15,323**

List Price: **\$2,135,000**  
 SqFt: **3,860**  
 Lot Size: **.087 ac/3,800 sf**  
 Project:  
 CDOM: **119**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **9301300535**  
 Ann Tax: **\$15,567.00**

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

Marketing  
 Remarks: **Imagine living on the top floor, waking up every day to stunning views, while the other units in the building generate steady rental income. Whether you're an owner-occupant looking to offset your mortgage or an investor seeking a prime opportunity, this setup offers the best of both worlds—luxury living and smart financial returns. Unit #1 has 3 bed, 2 bath + 1,402 sqft, operating as a thriving Airbnb with high occupancy and top-rated guest reviews. Unit #2 offers 2 bed, 1 bath + 1,232 square feet. Units #3 & #4 are each 1 bed, 1 bath + 609 sqft. Each unit has one covered parking spot. Enjoy unmatched city & water views in this prime location. Don't miss this rare opportunity to own a premier multi-family property in the heart of Seattle!**

**9520 2nd Ave NW, Seattle, WA 98177-2013**

MLS#: **2388038** Status: **A**  
 Area: **705** Stat Dt: **06/05/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Greenwood**  
 Year Built: **1953** DOM: **39**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **1,500** TMI: **\$5,000**

List Price: **\$699,950**  
 SqFt: **1,500**  
 Lot Size: **.073 ac/3,200 sf**  
 Project:  
 CDOM: **39**  
 Parking: **3**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **6342543122**  
 Ann Tax: **\$0.00**

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

Marketing  
 Remarks: **This charming recently updated property features a stunning kitchen and offers plenty of natural light throughout. Enjoy the convenience of living in Seattle with your own private outdoor space, ideal for unwinding or hosting gatherings. Located just minutes from shopping, dining, parks, and transit options. The property includes two kitchenettes and can be configured as a duplex, with a one-bedroom unit downstairs and a two-bedroom unit upstairs—perfect for helping to offset your mortgage costs. Additionally, there is ample street parking, which is a valuable feature in Seattle!**

**14319 Roslyn Place N, Seattle, WA 98133**

MLS#: **2387928** Status: **A**  
 Area: **705** Stat Dt: **06/05/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Bitter Lake**  
 Year Built: **1958** DOM: **39**  
 # Unit: **2** # Story: **1**  
 NOI: **\$47,680** GAI: **\$47,680**  
 TR SqFt: **1,410** TMI: **\$5,200**

List Price: **\$699,950**  
 SqFt: **1,410**  
 Lot Size: **.119 ac/5,200 sf**  
 Project:  
 CDOM: **39**  
 Parking: **10**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **6450301010**  
 Ann Tax: **\$7,220.00**

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

Marketing  
 Remarks: **Unique Opportunity – Two Ramblers on One Lot! Discover the potential of this rare North Seattle property featuring two separate homes on one spacious lot – ideal for multi-generational living, rental income, or possible DADU conversion. Address 14319 home with 760 sq.ft is beautifully updated w/ 2 bedrooms&1 full bath, showcasing a modern kitchen with white shaker cabinets, quartz countertops, stainless steel appliances, and luxury vinyl plank flooring throughout. Address 14318 home offers 1 bed, a den and 1 bath- ready for your personal touch. A great value-add opportunity with solid rental potential. Prime location on a quiet street near parks, shops, and quick I-5 access. Live in one, rent the other – or explore development options!**

**8119 Stone Ave N, Seattle, WA 98103**

MLS#: **2334792** Status: **A**  
 Area: **705** Stat Dt: **02/20/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Green Lake**  
 Year Built: **2008** DOM: **144**  
 # Unit: **2** # Story: **3**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **1,340** TMI: **\$4,300**

List Price: **\$839,950**  
 SqFt: **1,340**  
 Lot Size: **.013 ac/583 sf**  
 Project: **Bonens Add**  
 CDOM: **144**  
 Parking: **1**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **0917000056**  
 Ann Tax: **\$7,084.00**

View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **3%**  
 Marketing  
 Remarks: **LIVE+WORK community in an AMAZING location! Great investment opportunity for retail & residential use. Purchase as primary residence w/ additional rental income or purchase for multi-family use & rent both units. Multi-level townhome featuring ground floor office w/ street access. 3 Total Bedrooms, 2.25 baths, & 1,340 SF. (8119 & 8121). Top-of-the-line finishes; quartz countertops, gas stove, stainless steel appliances, bamboo floors, mosaic tile accents. Open floor plans, lots of natural light & cozy fireplace. Prime location close to shopping, restaurants, entertainment and recreations. Short walk to Greenlake and all it has to offer. Schedule your tour today!**

**9404 Stone Ave N, Seattle, WA 98103**

MLS#: **2404784** Status: **A**  
 Area: **705** Stat Dt: **07/12/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Licton Springs**  
 Year Built: **1982** DOM: **2**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **2,220** TMI: **\$**

List Price: **\$850,000**  
 SqFt: **2,220**  
 Lot Size: **.103 ac/4,465 sf**  
 Project: **6-7**  
 CDOM: **2**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **431070301004**  
 Ann Tax: **\$0.00**

View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Charming North Seattle duplex with 2,200 sq ft total—each unit offers 1,100 sq ft, 2 beds, and 2 baths. Situated on a quiet street near a peaceful park, just minutes from Green Lake, Northgate, North Seattle College, shopping, dining, and the Light Rail. Includes convenient rear parking and easy access to I-5 and Hwy 99 for seamless commuting. A rare opportunity with endless potential in a prime location!**

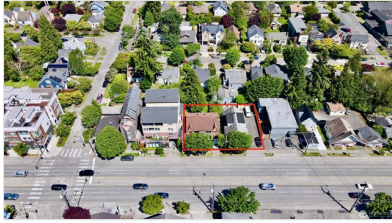
**812 N 59th St, Seattle, WA 98103**

MLS#: **2369785** Status: **A**  
 Area: **705** Stat Dt: **05/05/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Woodland Park**  
 Year Built: **1950** DOM: **70**  
 # Unit: **3** # Story: **1**  
 NOI: **\$26,309** GAI: **\$42,009**  
 TR SqFt: **1,970** TMI: **\$3,685**

List Price: **\$850,000**  
 SqFt: **1,970**  
 Lot Size: **.092 ac/4,000 sf**  
 Project:  
 CDOM: **70**  
 Parking: **0**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **192830-0880**  
 Ann Tax: **\$8,892.00**

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Situated just west of Green Lake on a tranquil street, the property boasts an ideal location with seamless access to State Route 99, downtown Seattle, and Green Lake. The triplex comprises three one-bedroom units, each featuring a contemporary floor plan along with shared coin operated laundry. The upper units are distinguished by vaulted ceilings and an abundance of natural light while the interiors exhibit timeless elegance through hardwood floors and original cabinetry. This value-add opportunity offers tremendous upside through increased rents and the ability to capture additional upside through modernization and cosmetic improvements.**



**7346 15th Ave NW, Seattle, WA 98117**

MLS#: **2372349** Status: **A**  
 Area: **705** Stat Dt: **05/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Ballard**  
 Year Built: **1931** DOM: **67**  
 # Unit: **2** # Story: **2**  
 NOI: **\$26,097** GAI: **\$41,940**  
 TR SqFt: **1,960** TMI: **\$3,495**

List Price: **\$898,000**  
 SqFt: **2,260**  
 Lot Size: **.098 ac/4,250 sf**  
 Project: **Ballard Park Addition**  
 CDOM: **328**  
 Parking: **4**  
 Gen Zone: **Commercial, Multi-Family, See Remarks**  
 New Cnstr:

View:  
 Water:  
 School Dist:  
 Compensation:  
 Marketing  
 Remarks:

TaxID: **0461002810**  
 Ann Tax: **\$9,768.00**

**Investor opportunity in Ballard! New price & exciting new potential with the neighboring property also available (7342 15th Ave NW). Zoned NC2P-55 and situated in a highly sought-after location surrounded by thriving residential & commercial growth. Purchase both lots to develop a mixed-use structure or buy the duplex alone as a valuable investment. 7346 features 1 bed, 1 bath, a basement, and will be vacant at the end of June. 7348 includes 1 bed, 1 bath, a huge usable attic space, and a basement, with a dependable tenant in place through Jan 2026. Shared backyard + individual driveways & garages add to the appeal. Perfectly positioned for growth & long-term value. Architectural plans available for mixed-use structure.**

**6743 15th Ave NW, Seattle, WA 98117**

MLS#: **2359397** Status: **A**  
 Area: **705** Stat Dt: **04/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Ballard**  
 Year Built: **1906** DOM: **92**  
 # Unit: **4** # Story: **2**  
 NOI: **\$37,850** GAI: **\$2,500**

List Price: **\$998,000**  
 SqFt: **2,350**  
 Lot Size: **.100 ac/4,366 sf**  
 Project: **92**  
 CDOM: **92**  
 Parking: **2**  
 Gen Zone: **Business, Commercial, Multi-Family, Retail**  
 New Cnstr:

TR SqFt: **2,350** TMI: **\$4,600**  
 View:  
 Water:  
 School Dist:  
 Compensation:  
 Marketing  
 Remarks:

TaxID: **751850-0440**  
 Ann Tax: **\$9,866.00**

**Located in a highly desirable neighborhood. The existing two-story building features three 1-bedroom units and one 2-bedroom unit, along with a backyard and a garage. All units are currently leased, though average market rents in the area are approximately 30% higher, offering strong potential for increased income. A rapid transit stop is situated directly in front of the property, providing quick and easy access to both downtown Seattle and Sea-Tac Airport. A Master Use Permit has already been obtained, and the flexible NC2-P55 zoning opens the door for redevelopment opportunities—whether for commercial, residential, or mixed-use purposes.**

**7737 21st Ave NW #A & B, Seattle, WA 98117**

MLS#: **2376006** Status: **A**  
 Area: **705** Stat Dt: **07/10/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Loyal Heights**  
 Year Built: **1941** DOM: **43**  
 # Unit: **2** # Story: **1**  
 NOI: **\$47,211** GAI: **\$65,340**  
 TR SqFt: **2,222** TMI: **\$5,695**

List Price: **\$999,950**  
 SqFt: **2,222**  
 Lot Size: **.105 ac/4,573 sf**  
 Project: **43**  
 CDOM: **43**  
 Parking: **0**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist:  
 Compensation:  
 Marketing  
 Remarks:

TaxID: **7698630020**  
 Ann Tax: **\$12,023.00**

**Turnkey duplex investment in prime Ballard location. Investor-ready and like new, this modern duplex is located in the highly sought-after Loyal Heights neighborhood. Each unit features open floor plans, durable luxury vinyl plank flooring, low-maintenance vinyl windows, custom cabinetry, quartz countertops, and stainless steel appliances. In-unit washer and dryer in both units reduce turnover costs and boost tenant appeal. Situated just steps from Loyal Heights Community Center and Playfields and a short walk to mass transit, this property offers strong rental potential across a wide demographic. Minimal maintenance, high-quality finishes, and an unbeatable location make this an ideal addition to any investment portfolio.**

**11057 Greenwood Ave N, Seattle, WA 98133-8738**

MLS#: **2335419** Status: **A** List Price: **\$1,149,990**  
 Area: **705** Stat Dt: **02/23/2025**  
 Sub Prop: **Multi-Family** SqFt: **4,020**  
 Style Code: **53 - Tri-plex** Lot Size: **.145 ac/6,311 sf**  
 Community: **Greenwood** Project:  
 Year Built: **1961** DOM: **141** CDOM: **141**  
 # Unit: **3** # Story: **2** Parking: **8**  
 NOI: **\$** GAI: **\$** Gen Zone: **Multi-Family**  
 TR SqFt: **4,020** TMI: **\$3,145** New Cnstr:  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle** TaxID: **8910500741**  
 Compensation: **3%** Ann Tax: **\$9,702.00**  
 Marketing  
 Remarks: **Great opportunity for Builders, developers and investors. Renderings and plans attached. Existing Triplex with 2 of 3 units currently rented (MTM & lease up in Oct) and bringing in \$3145 monthly. Corner lot 5 unit Townhouse development project. L3 Zoning. MUP/Building permits are in the works. Nice plans by Concept Architecture submitted for 3 bed/2.5 bath and 1 car garage town-home style units with roof top decks. Great access to freeway, shopping, parks and amenities, etc.**

**819 NW 50th St, Seattle, WA 98107**

MLS#: **2357269** Status: **A** List Price: **\$1,190,000**  
 Area: **705** Stat Dt: **04/10/2025**  
 Sub Prop: **Multi-Family** SqFt: **3,550**  
 Style Code: **53 - Tri-plex** Lot Size: **.077 ac/3,340 sf**  
 Community: **Ballard** Project:  
 Year Built: **1912** DOM: **95** CDOM: **95**  
 # Unit: **3** # Story: **3** Parking: **5**  
 NOI: **\$82,280** GAI: **\$102,600** Gen Zone: **Multi-Family**  
 TR SqFt: **3,550** TMI: **\$9,000** New Cnstr:  
 View:  
 Water:  
 School Dist: **Seattle** TaxID: **198220-1550**  
 Compensation: **2.5%** Ann Tax: **\$12,140.00**  
 Marketing  
 Remarks: **Unique Triplex with high income potential through Airbnb and long-term furnished rentals. Live in one unit and let the other units generate income. Features include a newer roof, updated flooring, and fresh paint. Unit A boasts a spacious layout with 5 bedrooms, 2 bathrooms, a kitchen, and laundry, plus a noise-buffered floor. Units B & C each have 1 bedroom, a kitchen, and a bathroom; Unit C is fully remodeled with top deck views. Enjoy updated light fixtures and bathrooms across all units, preserving the original 1912 Victorian charm. Located near downtown Seattle & Ballard with multiple breweries within walking distance, this property combines historic allure with modern comforts. Furniture and everything staying for turn key investors.**

**4410 Francis Ave N, Seattle, WA 98103**

MLS#: **2402068** Status: **A** List Price: **\$1,237,500**  
 Area: **705** Stat Dt: **07/03/2025**  
 Sub Prop: **Multi-Family** SqFt: **2,740**  
 Style Code: **52 - Duplex** Lot Size: **.121 ac/5,270 sf**  
 Community: **Phinney Ridge** Project: **Sunset Heights Addition 11**  
 Year Built: **1909** DOM: **11** CDOM: **11**  
 # Unit: **2** # Story: **2** Parking: **1**  
 NOI: **\$28,778** GAI: **\$42,840** Gen Zone: **Multi-Family**  
 TR SqFt: **2,740** TMI: **\$3,570** New Cnstr:  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle** TaxID: **812970-0355**  
 Compensation: **2.5%** Ann Tax: **\$10,815.00**  
 Marketing  
 Remarks: **Coveted Fremont address with exceptional upside. This vintage 1909 duplex has enduring character and compelling development potential—enhance the existing footprint, reimagine the lower level as a 3rd residence, or unlock premier redevelopment value. With new laws paving the way for expanded density and being within 1/4 mile of a major transit stop, the rear yard invites additional dwellings. A rare opportunity for those seeking legacy investment in one of Seattle's most vibrant locales. Steps from acclaimed eateries, indie boutiques, and vibrant art spaces, Fremont offers walkability and a creative pulse. With ongoing tech expansion and infrastructure investment nearby, the neighborhood promises both lifestyle and long-term equity growth.**

**921 N 85th St, Seattle, WA 98103**

MLS#: **2390174** Status: **A**  
 Area: **705** Stat Dt: **06/18/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Greenwood**  
 Year Built: **1956** DOM: **26**  
 # Unit: **3** # Story: **1**  
 NOI: **\$55,309** GAI: **\$71,460**  
 TR SqFt: **3,062** TMI: **\$5,955**

List Price: **\$1,250,000**  
 SqFt: **3,062**  
 Lot Size: **.120 ac/5,246 sf**  
 Project: **Osners Add 03**  
 CDOM: **26**  
 Parking: **3**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **6431000730**  
 Ann Tax: **\$8,709.53**

**Greenwood triplex offers ideal opportunity for location-focused investor looking for solid rental income. Charming 1950s brick construction features plenty of mid-century craftsmanship + design. Abundant sunlight + large windows. Two bedrooms in one unit with other being one-bedroom apartments. Refinished oak hardwoods + lower-level bonus space in two upper units. Washer/dryers in all 3 units. High-efficiency convection heat. Fenced yard with arbor for enjoying outdoors. One-car attached garage + dedicated parking. Prime location is near downtown/university bus lines + Green Lake Park; walk to the vibrant heart of Greenwood with its popular restaurants. Convenient access to I-5 + Aurora.**

**323 N 105th St, Seattle, WA 98133**

MLS#: **2313285** Status: **A**  
 Area: **705** Stat Dt: **11/30/2024**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Greenwood**  
 Year Built: **1982** DOM: **226**  
 # Unit: **4** # Story: **2**  
 NOI: **\$64,201** GAI: **\$84,000**  
 TR SqFt: **3,284** TMI: **\$**

List Price: **\$1,275,000**  
 SqFt: **3,284**  
 Lot Size: **.088 ac/3,844 sf**  
 Project:  
 CDOM: **226**  
 Parking: **7**  
 Gen Zone: **Commercial, Residential, Retail**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**  
 Marketing  
 Remarks:

TaxID: **6145600010**  
 Ann Tax: **\$6,240.00**

**Explore this two-story, mixed-use property located in the heart of Greenwood, one of Seattle's most desirable and thriving neighborhoods. This well-maintained building combines two spacious residential units and two retail spaces, offering consistent cash flow in a prime location. The residential units include a 2-bedroom, 1.5-bath unit (1,275 sq. ft.) and a 2-bedroom, 1-bath unit (935 sq. ft.), both designed for comfortable living. The retail spaces are occupied by a coffee shop, making this property a balanced mix of residential and commercial appeal. This property is perfect for investors seeking reliable income from a mixed-use property in one of Seattle's most dynamic neighborhoods.**

**2025 NW 64th St, Seattle, WA 98107-5412**

MLS#: **2404143** Status: **A**  
 Area: **705** Stat Dt: **07/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Ballard**  
 Year Built: **1984** DOM: **6**  
 # Unit: **3** # Story: **2**  
 NOI: **\$50,453** GAI: **\$72,240**  
 TR SqFt: **3,110** TMI: **\$6,020**

List Price: **\$1,290,000**  
 SqFt: **3,110**  
 Lot Size: **.115 ac/5,000 sf**  
 Project: **Gilman Park Add**  
 CDOM: **6**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **276760-1215**  
 Ann Tax: **\$14,828.00**

**Fabulous tri-plex in prime Ballard locale provides flexibility and opportunity for investors, owner-occupants or multi-generational living. At 1500 sq ft, top floor unit is an ideal owner's unit, with 3 beds/2.25 bath, bright open living spaces, cozy fireplace & sunny S facing deck. Two well maintained lower-level units are 800 sq ft, with 2 bed/1 bath + lots of storage. Each unit has their own garage parking, plus a dedicated off-street parking spot, convenient in-unit W/D & peaceful, ground floor patio & yard space. Close to restaurants, shops, Sunday Market, transit. Upper unit is available for showing, currently occupied by owner. Lower-level units are tenant occupied (month-to-month) and available for showing after Mutual Acceptance.**



**6753 14th Ave NW, Seattle, WA 98117**

MLS#: **2396168** Status: **A**  
 Area: **705** Stat Dt: **06/20/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Ballard**  
 Year Built: **1900** DOM: **24**  
 # Unit: **2** # Story: **3**  
 NOI: **\$53,543** GAI: **\$82,417**  
 TR SqFt: **3,300** TMI: **\$7,080**

List Price: **\$1,295,000**  
 SqFt: **3,300**  
 Lot Size: **.061 ac/2,665 sf**  
 Project:  
 CDOM: **24**  
 Parking: **1**  
 Gen Zone:  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **3052700575**  
 Ann Tax: **\$10,902.00**

Marketing  
 Remarks: **Renovated and reimagined duplex in the ideal Ballard location. Originally constructed in 1900, this duplex features a wonderful blend of old-world charm and modern design and technology and offers residents the quintessential Ballard living experience with everything you need within walking distance and the heart of the town just a 5-minute drive away. The property features a large 4-bed/3-bath unit on the upper levels and a 2-bed/1-bath unit on the lower level. The property is an ideal investment opportunity for an investor looking for a stable, low-maintenance property with upside or an owner-occupant that wants additional income and future appreciation.**

**14018 Greenwood Ave N, Seattle, WA 98133**

MLS#: **2366262** Status: **A**  
 Area: **705** Stat Dt: **05/01/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Greenwood**  
 Year Built: **1965** DOM: **74**  
 # Unit: **3** # Story: **1**  
 NOI: **\$72,319** GAI: **\$72,319**  
 TR SqFt: **3,740** TMI: **\$8,100**

List Price: **\$1,325,000**  
 SqFt: **3,740**  
 Lot Size: **.207 ac/9,020 sf**  
 Project:  
 CDOM: **74**  
 Parking: **6**  
 Gen Zone:  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**

TaxID: **291870-0180**  
 Ann Tax: **\$10,867.00**

Marketing  
 Remarks: **Spectacular opportunity! A gorgeous tri-plex perfectly situated in Greenwood. Each unit has been updated, three bedrooms, 1.5 baths, cute backyards that are super private. Very quiet. Washer and dryer in each unit.**

**8515 Stone Ave N #A&B, Seattle, WA 98103**

MLS#: **2378136** Status: **A**  
 Area: **705** Stat Dt: **05/19/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Green Lake**  
 Year Built: **2005** DOM: **56**  
 # Unit: **2** # Story: **3**  
 NOI: **\$57,248** GAI: **\$75,660**  
 TR SqFt: **2,910** TMI: **\$6,500**

List Price: **\$1,335,000**  
 SqFt: **2,910**  
 Lot Size: **.061 ac/2,656 sf**  
 Project:  
 CDOM: **56**  
 Parking: **2**  
 Gen Zone:  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**

TaxID: **0993002133**  
 Ann Tax: **\$10,816.00**

Marketing  
 Remarks: **Secure a high-demand rental asset with two turnkey townhouse units in Seattle's sought-after Green Lake neighborhood. Each 3-bed, 2.5-bath home features oak hardwood floors, open-concept living, granite kitchens with breakfast bars, gas fireplaces, and private backyard patios. Upstairs, dual primary suites offer en suite baths and vaulted ceilings, plus a third bedroom ideal for guests or a home office. Both units include garages with private laundry and storage. Just minutes from Green Lake, dining, and transit, built in 2005 this low-maintenance property offers strong rental income and long-term upside in a prime location.**

**315 317 NW 58th St, Seattle, WA 98107**

MLS#: **2400481** Status: **A**  
 Area: **705** Stat Dt: **06/27/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Ballard**  
 Year Built: **1952** DOM: **17**  
 # Unit: **2** # Story: **2**  
 NOI: **\$46,854** GAI: **\$64,337**  
 TR SqFt: **2,593** TMI: **\$5,750**

List Price: **\$1,349,000**  
 SqFt: **2,593**  
 Lot Size: **.115 ac/5,000 sf**  
 Project:  
 CDOM: **75**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:

View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**

TaxID: **2768000380**  
 Ann Tax: **\$9,322.00**

Marketing  
 Remarks: **Set high above the vibrant neighborhoods of Ballard, Phinney, and Fremont, this beautifully updated duplex offers stunning Olympic Mountain views and a unique blend of character and flexibility. Each unit showcases vaulted ceilings, rich hardwood floors, cozy fireplaces, and convenient attached garages. The home is surrounded by lush landscaping and a fully fenced backyard, providing a serene space for entertaining or relaxing. Whether you're seeking a place to call home or a smart investment in one of Seattle's most sought-after areas, this property is a standout. Don't miss the chance to make it yours—schedule a showing today!**

**816 N 43rd St, Seattle, WA 98103**

MLS#: **2376924** Status: **A**  
 Area: **705** Stat Dt: **05/21/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Fremont**  
 Year Built: **1906** DOM: **54**  
 # Unit: **3** # Story: **3**  
 NOI: **\$55,600** GAI: **\$80,995**  
 TR SqFt: **2,770** TMI: **\$6,700**

List Price: **\$1,370,000**  
 SqFt: **2,770**  
 Lot Size: **.086 ac/3,750 sf**  
 Project:  
 CDOM: **54**  
 Parking: **3**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **5694000660**  
 Ann Tax: **\$10,906.74**

**This turn-key Fremont triplex features two 2-bed/1-bath units and one 3-bed/1-bath unit. Each unit offers stylish finishes including hardwood floors, quartz countertops, and white shaker cabinets. On-site laundry and one reserved off-street parking space add convenience. Ideally located just minutes from downtown and centrally positioned between Fremont, Green Lake, and Wallingford. This low-maintenance investment is 100% occupied and ready to generate steady rental income from day one. A smart opportunity in one of Seattle's most desirable neighborhoods. Showing after mutual acceptance only!**

**8530 Nesbit Ave N, Seattle, WA 98103**

MLS#: **2382021** Status: **A**  
 Area: **705** Stat Dt: **06/03/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Green Lake**  
 Year Built: **1950** DOM: **41**  
 # Unit: **4** # Story: **2**  
 NOI: **\$67,059** GAI: **\$83,808**  
 TR SqFt: **3,652** TMI: **\$6,285**

List Price: **\$1,380,000**  
 SqFt: **3,652**  
 Lot Size: **.141 ac/6,150 sf**  
 Project:  
 CDOM: **41**  
 Parking: **4**  
 Gen Zone: **Residential**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **0993001626**  
 Ann Tax: **\$11,233.00**

**Hard-to-find 4-plex that offers the ideal blend of steady income and future upside. Each of the 4 well-designed units features 2 bedrooms and 1 bath. The lower-level units enjoy direct garden access, while the upper units boast high ceilings, skylights, and private patios. 4 dedicated parking spaces and a brand-new roof. Well-maintained with an effective build year of 1992. Prime location—just a short walk to Green Lake, shops, restaurants and many other amenities. Quick access to DT Seattle, I-5. High and stable rental income. Zoned LR3 on a large, flat lot with full utilities, making it a strong candidate for redevelopment. The newer apartment complex across the alley showcases the potential. A true investment gem—don't miss this one.**

**5906 28th Ave NW, Seattle, WA 98107**

MLS#: **2403609** Status: **A**  
 Area: **705** Stat Dt: **07/07/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Ballard**  
 Year Built: **1944** DOM: **7**  
 # Unit: **3** # Story: **3**  
 NOI: **\$61,000** GAI: **\$75,660**  
 TR SqFt: **3,193** TMI: **\$6,305**

List Price: **\$1,385,000**  
 SqFt: **2,842**  
 Lot Size: **.080 ac/3,500 sf**  
 Project: **See Legal**  
 CDOM: **125**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**  
 Marketing  
 Remarks:

TaxID: **0476000005**  
 Ann Tax: **\$11,425.00**

**Turnkey Investment Opportunity in Prime Ballard Location! Three income producing units, completely rebuilt in 2008, offers an excellent investment with strong cash flow. Located in one of the city's most sought-after neighborhoods, the property features a 4-bedroom, 2-bath upper unit and a 2-bedroom, 1-bath daylight lower unit, each with separate entrances for privacy. A spacious oversized garage, added in 2008, provides additional rental income. Tenants cover all utilities, maximizing your return. Both units boast modern kitchens with dishwashers, full-size washers and dryers, and efficient H2O recirculating heat. Don't miss this exceptional opportunity in Ballard!**

**10202 1st Ave NW, Seattle, WA 98177**

MLS#: **2370636** Status: **A**  
 Area: **705** Stat Dt: **05/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Seattle**  
 Year Built: **1949** DOM: **67**  
 # Unit: **4** # Story: **3**  
 NOI: **\$68,103** GAI: **\$91,490**  
 TR SqFt: **5,536** TMI: **\$7,860**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.25%**  
 Marketing  
 Remarks:

List Price: **\$1,499,000**  
 SqFt: **5,530**  
 Lot Size: **.138 ac/6,032 sf**  
 Project:  
 CDOM: **67**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **3654200050**  
 Ann Tax: **\$12,682.00**

**This is a well maintained 4plex in a great location. Property has a new roof & paint in 2019. The seller completed a pre-sale property inspection and addressed the maintenance punch list. Long term tenants enjoy below market rents, strong upside in market rents. 3 town-style apartments were built in 2000, All 3 bedrooms, 2 baths, all equipped with washer dryer, dishwashers and disposers. The original attached SFR has 3 bedrooms and 1 bath. The lot is fenced on three sides has one garage and uncovered parking for three vehicles at the back. Investor upside with rent increases to market and additional development. Seller Financing available, Terms: Seller Note \$725K 36 months 5.75% interest only, balance in cash. no loan subordinations**

**9253 6th Ave NW, Seattle, WA 98117**

MLS#: **2369981** Status: **A**  
 Area: **705** Stat Dt: **05/02/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Greenwood**  
 Year Built: **2025** DOM: **73**  
 # Unit: **2** # Story: **2**  
 NOI: GAI:  
 TR SqFt: **2,614** TMI: **\$7,000**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,620,000**  
 SqFt: **2,614**  
 Lot Size: **.099 ac/4,294 sf**  
 Project:  
 CDOM: **73**  
 Parking: **2**  
 Gen Zone:  
 New Cnstr: **Completed**  
 TaxID: **9268200195**  
 Ann Tax: **\$76,861.00**

**Brand new construction! This stunning 5-bedroom, 3.5-bath duplex offers modern design, spacious living, and high-end finishes throughout. With soaring vaulted ceilings and an open-concept layout, the home is filled with natural light and crafted for comfort and functionality. Perfect for multi-generational living or potential rental income, each unit features private entrances and thoughtfully designed interiors. Enjoy generous front and back decks—ideal for relaxing or entertaining. Located in a prime neighborhood near the Kraken Iceplex, transit options, and beautiful parks, this is a rare opportunity to own a brand-new home in a fantastic location!**

**4507 Phinney Ave N, Seattle, WA 98103**

MLS#: **2397141** Status: **A**  
 Area: **705** Stat Dt: **06/25/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Fremont**  
 Year Built: **1920** DOM: **19**  
 # Unit: **4** # Story: **2**  
 NOI: **\$70,340** GAI: **\$89,928**  
 TR SqFt: **2,605** TMI: **\$7,494**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,679,000**  
 SqFt: **2,605**  
 Lot Size: **.086 ac/3,750 sf**  
 Project:  
 CDOM: **19**  
 Parking: **0**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **952210-0545**  
 Ann Tax: **\$9,947.00**

**Multi-family investment offering – rare opportunity to own 2 structures with 4 rental units on the border of the coveted Fremont & Phinney Ridge communities. This desirable property features a charming 1BR/1BA bungalow & a 2 story triplex with two 1BR/1BA units & one 2BR/1BA unit. All units include separate entrances & dedicated electrical meters. Charming interiors boast vintage period details including fir floors & old-world millwork coupled w/modern upgrades. Perfect for mid-level investors, this fully rented turn-key property offers steady cash flow w/attractive LR1 zoning providing a host of future development options. Incredible location just blocks to Fremont, close to Greenlake & Ballard, University of WA, w/easy access I-5 & SR-99.**



**410 N 48th St, Seattle, WA 98103**

MLS#: **2382114** Status: **A**  
 Area: **705** Stat Dt: **05/29/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Phinney Ridge**  
 Year Built: **1916** DOM: **46**  
 # Unit: **4** # Story: **3**  
 NOI: **\$123,895** GAI: **\$148,500**  
 TR SqFt: **3,260** TMI: **\$8,600**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,680,000**  
 SqFt: **3,260**  
 Lot Size: **.115 ac/5,000 sf**  
 Project:  
 CDOM: **46**  
 Parking: **1**  
 Gen Zone: **Multi-Family, Residential, See Remarks**  
 New Cnstr:  
 TaxID: **085000-0150**  
 Ann Tax: **\$14,141.00**

**Extraordinary multi-unit property w/fantastic rental history in Phinney Ridge. This meticulously maintained home boasts modern updates throughout while preserving the era relevant Craftsman charm. Includes 2 short term & two long term units; each with separate exterior access, individual kitchen, dining, bedrooms and bathrooms. Main unit includes 170 sq ft enclosed porch and private washer/dryer. Upper & lower units share laundry rm. Solid investment w/98.5% occupancy rate over last 17 years! Home is equipped w/2 furnaces, 3 hot water heaters & EV charger. Location is convenient to public transit options, popular area amenities, restaurants, cafe's, parks, coveted schools, Woodland Park Zoo & recreation near Green Lake & Lake Union.**

**13053 35th Ave NE, Seattle, WA 98125**

MLS#: **2400524** Status: **A**  
 Area: **710** Stat Dt: **06/30/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Cedar Park**  
 Year Built: **1960** DOM: **14**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **3,660** TMI: **\$**  
 View: **See Remarks, Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$785,000**  
 SqFt: **3,160**  
 Lot Size: **.138 ac/6,000 sf**  
 Project: **Cedar Park**  
 CDOM: **14**  
 Parking: **6**  
 Gen Zone: **Multi-Family, Residential, See Remarks**  
 New Cnstr:  
 TaxID: **1453601625**  
 Ann Tax: **\$1,787.00**

**Turnkey Duplex in Prime North Seattle Location – Perfect Investment or Owner-Occupied Opportunity. Welcome to 13053 35th Ave NE, a beautifully maintained duplex nestled in the heart of Seattle's vibrant Cedar Park neighborhood. This well-cared-for property offers exceptional flexibility—live in one unit and rent the other, or enjoy steady cash flow from both sides. Each unit features spacious, light-filled living areas, newer roof, and well-appointed bathrooms, offering modern comfort and charm. Recent upgrades and meticulous upkeep ensure move-in-ready condition with minimal maintenance required. With private entrances, separate utilities, and dedicated laundry for each unit, tenants or occupants enjoy full privacy and convenience.**

**13049 35th Ave NE, Seattle, WA 98125**

MLS#: **2400327** Status: **A**  
 Area: **710** Stat Dt: **06/30/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Cedar Park**  
 Year Built: **1960** DOM: **14**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **1,830** TMI: **\$**  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$785,000**  
 SqFt: **3,160**  
 Lot Size: **.138 ac/6,000 sf**  
 Project: **Cedar Park**  
 CDOM: **14**  
 Parking: **6**  
 Gen Zone: **Multi-Family, Residential, See Remarks**  
 New Cnstr:  
 TaxID: **1453601621**  
 Ann Tax: **\$8,056.00**

**Prime investment opportunity at 13049 35th Ave NE, Seattle, WA 98125! This untouched duplex sits on a spacious lot zoned LR2(M), Offering incredible development potential. Low-rise 2 zoning allows for townhouses or small apartments, with the Mandatory Housing Affordability (MHA) designation opening doors for increased density. Next door identical duplex also for sale (MLS#2400524) giving investors or developers looking to maximize returns- Add units, redevelop, or enhance the existing structure on two side by side duplexes. Located in a thriving neighborhood with strong demand, this property is a blank canvas for profit-driven visionaries. Don't miss this rare chance to capitalize on Seattle's booming market!**

**4716 7th Ave NE, Seattle, WA 98105-4727**

MLS#: **2347063** Status: **A**  
 Area: **710** Stat Dt: **05/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **University District**  
 Year Built: **1921** DOM: **110**  
 # Unit: **2** # Story: **2**  
 NOI: **\$23,301** GAI: **\$**  
 TR SqFt: **2,130** TMI: **\$3,181**  
 View: **Territorial**

List Price: **\$795,000**  
 SqFt: **2,130**  
 Lot Size: **.098 ac/4,280 sf**  
 Project: **UNIVERSITY ADDITION**  
 CDOM: **110**  
 Parking: **1**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **881240-1430**  
 Ann Tax: **\$10,807.00**

Water: **Seattle**  
 School Dist: **2.5%**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Exceptional investment opportunity with this classic 1921 Craftsman home that is a legal duplex. Upper unit has a separate entrance and the only shared space is the laundry in the basement with an exterior door. Always occupied as the University of Washington is nearby, ample transit bus or light rail, I-5 has easy access north or south. Many international eateries blocks away, as is the public library. Trader Joes and Safeway are easy walk as well as the Saturday Farmers Market. Upper unit has 60 square ft deck with morning light. Main unit has a traditional front porch facing west. The main unit has a formal living/dinning rooms, fireplace, large kitchen, and 2 bedrooms. Third bedroom & work shop are in the basement. Long term tenants.**

**3305 NE 125 St, Seattle, WA 98125**

MLS#: **2346250** Status: **A**  
 Area: **710** Stat Dt: **03/21/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Lake City**  
 Year Built: **1946** DOM: **115**  
 # Unit: **4** # Story: **1**  
 NOI: **\$80,057** GAI: **\$**  
 TR SqFt: **3,044** TMI: **\$8,193**  
 View: **Territorial**

List Price: **\$1,195,000**  
 SqFt: **3,836**  
 Lot Size: **.101 ac/4,400 sf**  
 Project: **115**  
 CDOM: **115**  
 Parking: **8**  
 Gen Zone: **Commercial**  
 New Cnstr:  
 TaxID: **8822900005**  
 Ann Tax: **\$5,834.00**

Water: **Seattle**  
 School Dist: **2.5%**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **The Barton Building is a mixed used opportunity and has been well maintained over the years with flexible layout. Four commercial tenants occupied the building at one point. Currently, there are two residential units, one 2 bedroom and 1 studio apartment and two commercial units. The leases are short term in nature allowing for an upside for an investor or opportunity for an owner/user. The Barton Building is located in Lake City the northern suburb of Seattle, just two blocks off of the arterial Lake City Way NE. A quick 10-minute shot south down 35th Avenue NE to the University of Washington and only 17 minutes to Downtown Seattle via I-5.**

**809 NE 62nd St, Seattle, WA 98115**

MLS#: **2359561** Status: **A**  
 Area: **710** Stat Dt: **05/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Roosevelt**  
 Year Built: **1916** DOM: **67**  
 # Unit: **3** # Story: **3**  
 NOI: **\$67,247** GAI: **\$81,480**  
 TR SqFt: **2,990** TMI: **\$7,000**  
 View: **Territorial**

List Price: **\$1,357,000**  
 SqFt: **2,990**  
 Lot Size: **.098 ac/4,275 sf**  
 Project: **67**  
 CDOM: **67**  
 Parking: **3**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **9221400760**  
 Ann Tax: **\$10,206.00**

Water: **Seattle**  
 School Dist: **2.5%**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Great investment opportunity in the heart of North Seattle! Opportunity knocks at this rare 1916 Craftsman triplex in a convenient location just blocks from Roosevelt's plentiful dining options, groceries, shops, coffee houses, and schools. Two larger 2-bedroom units plus a third 1-bedroom unit are all rentable, or live in one while you gain rental income from the others. Tenants each enjoy their own in-unit laundry facilities along with off-street parking spaces and a fenced patio area. Wood built-ins and flowering landscaping add to its charm, while easy I-5, bike and transit access make this a commuter's dream. Minutes from Cowen Park, Green Lake, the University of Washington, and Seattle Children's too!**

**11321 30th Ave NE, Seattle, WA 98125**

MLS#: **2405142** Status: **A**  
 Area: **710** Stat Dt: **07/10/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Victory Heights**  
 Year Built: **1959** DOM: **4**  
 # Unit: **2** # Story: **2**  
 NOI: **\$55,918** GAI: **\$65,880**  
 TR SqFt: **2,680** TMI: **\$5,290**  
 View:  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,485,000**  
 SqFt: **2,580**  
 Lot Size: **.359 ac/15,649 sf**  
 Project:  
 CDOM: **4**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **8902500190**  
 Ann Tax: **\$8,494.00**

**Great rental plus building opportunity in North Seattle's Meadowbrook neighborhood. Current duplex offers a steady income stream and ONE additional lot (received final short plat) offer new development opportunities. Unique building site with privacy, shade and all utilities available in the street. Lots of possibilities with the new Seattle Zoning. Buyer to verify. Classic mid-century home with 2 complete living spaces upstairs and down with their own entrances. Convenient to schools, shopping, dining, parks and super easy access to I-5 and 522.**

**5224 12th Ave NE, Seattle, WA 98105**

MLS#: **2356918** Status: **A**  
 Area: **710** Stat Dt: **04/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **University District**  
 Year Built: **1909** DOM: **97**  
 # Unit: **2** # Story: **3**  
 NOI: **\$73,628** GAI: **\$88,080**  
 TR SqFt: **3,590** TMI: **\$7,340**  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$1,590,000**  
 SqFt: **3,590**  
 Lot Size: **.080 ac/3,500 sf**  
 Project:  
 CDOM: **97**  
 Parking: **2**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **6746700310**  
 Ann Tax: **\$9,913.00**

**Investors pay attention, Duplex, Zoned LR2 with huge potential for development, convenient location in the heart of U-District, walk to light rail station and UW campus, unbeatable with stable rental income from unlimited incoming UW students in the future. Many new renovations made in the last few year, cap rate at 4.63%. Preleased \$7,340/month from 9/1/2025 to 8/31/2026. Rent to 2 groups of tenants. Tenants pay all utilities. 2 private parking in alley. Dream for investor and best deal on the market.**

**1012 NE 91st St, Seattle, WA 98115**

MLS#: **2330170** Status: **A**  
 Area: **710** Stat Dt: **02/06/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Maple Leaf**  
 Year Built: **1929** DOM: **158**  
 # Unit: **4** # Story: **2**  
 NOI: **\$67,237** GAI: **\$131,100**  
 TR SqFt: **2,566** TMI: **\$11,500**  
 View: **Territorial**  
 Water:  
 School Dist: **Seattle**  
 Compensation: **2%**  
 Marketing  
 Remarks:

List Price: **\$1,599,950**  
 SqFt: **2,656**  
 Lot Size: **.146 ac/6,380 sf**  
 Project: **Maple Leaf to Green Lake Circle**  
 CDOM: **158**  
 Parking: **6**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:  
 TaxID: **5100403285**  
 Ann Tax: **\$9,900.00**

**Fully renovated triplex w/ a bonus basement unit offers an exceptional opportunity for savvy investors or owner-occupants seeking instant income. Currently generating an impressive \$11K-\$12K monthly revenue through a combination of Airbnb and long-term rentals. Chef's kitchens feature stainless steel appliances, basin sinks, ample cabinetry, full backsplashes, quartz countertops. Spacious bedrooms with large windows for natural light. Smart locks for enhanced security and convenience. Three years old roof, private parking for 6+vehicles at the rear of the lot. Walking distance to Northgate Train Station and Mall. A few mins drive UW school, UW medical & children's hospital. Don't miss this chance to own a turnkey investment property.**



**7842 Lake City Wy NE, Seattle, WA 98115**

MLS#: **2339665** Status: **A**  
 Area: **710** Stat Dt: **03/04/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Maple Leaf**  
 Year Built: **1925** DOM: **132**  
 # Unit: **3** # Story: **2**  
 NOI: **\$73,620** GAI: **\$73,620**

List Price: **\$1,950,000**  
 SqFt: **2,140**  
 Lot Size: **.092 ac/4,000 sf**  
 Project:  
 CDOM: **132**  
 Parking: **0**  
 Gen Zone: **Commercial, Multi-Family, Residential, See Remarks**  
 New Cnstr:  
 TaxID: **2979800165**  
 Ann Tax: **\$18,285.00**

TR SqFt: **2,140** TMI: **\$8,225**  
 View: **Territorial**

Water:  
 School Dist: **Seattle**

Compensation: **2.0%**

Marketing

Remarks:

**RARE INVESTOR OPPORTUNITY! A must see for savvy investors seeking future development or simply owning a high quality income generating investment! The sale includes the adjacent home, maximizing the value & potential for both commercial & residential opportunities! Located in a high demand area, the property offers mixed use C1-55 commercial zoning. Beautiful remodeled 5 bds 3 bth Tudor Duplex. Upstairs primary suite features full bath w/Jacuzzi soaking tub. Main offers spacious light & bright 2 bds 1 bth & gourmet kitchen w/newer cabinets, granite counters & stainless steel appliances. Upgraded electric, plumbing, sewer & windows. Updated downstairs 2 bd 1 bth w/washer and dryer & are separately metered. Alley access & 4 parking spaces.**

**14534 27th Ave NE, Shoreline, WA 98155**

MLS#: **2365984** Status: **A**  
 Area: **715** Stat Dt: **04/25/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Briarcrest**  
 Year Built: **2010** DOM: **82**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **3,760** TMI: **\$**

List Price: **\$1,750,900**  
 SqFt: **2,750**  
 Lot Size: **.191 ac/8,333 sf**  
 Project:  
 CDOM: **82**  
 Parking: **9**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **3500100115**  
 Ann Tax: **\$12,000.00**

View: **Territorial**

Water:

School Dist: **Shoreline**

Compensation: **2.5%**

Marketing

Remarks:

**Rare Investment Opportunity – Two Homes on One Spacious Lot! Welcome to this incredible opportunity in Shoreline—two fully detached homes on a generous lot, offering flexibility, income potential, and room to grow! Main Residence— Custom Built 2,750 sqft, 5 Bedrooms, 3.25 Baths home. Spa-like primary suite with luxurious 5-piece bath and sauna. Gourmet kitchen with granite countertops & stainless steel appliances, new HVAC system. Spacious 2-car garage! Detached Second Home— Private & Versatile 1,010 sqft, 2 Bedrooms/2 baths & 1-Car Garage. Why Two Homes Are Better Than One: great long-term rental or Airbnb potential. Perfect setup for a home-based business or dedicated office. Just over a mile to the 145th Light Rail & quick I-5 access!**

**5302 212th St SW, Mountlake Terrace, WA 98043**

MLS#: **2403685** Status: **A**  
 Area: **730** Stat Dt: **07/10/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Mountlake Terrace**  
 Year Built: **1980** DOM: **4**  
 # Unit: **2** # Story: **2**  
 NOI: **\$40,129** GAI: **\$50,160**  
 TR SqFt: **3,087** TMI: **\$4,180**

List Price: **\$839,000**  
 SqFt: **3,087**  
 Lot Size: **.310 ac/13,504 sf**  
 Project:  
 CDOM: **4**  
 Parking: **5**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **27042800201600**  
 Ann Tax: **\$6,031.00**

View:

Water:

School Dist: **Edmonds**

Compensation: **2.5%**

Marketing

Remarks:

**Many options with this investment opportunity. Legal duplex on multifamily zoned lot that offers untapped potential for future expansion by adding multiple additional units. The upper unit is 1,008 square feet and has been tastefully updated, while the lower unit boasts two stories of living space at 2,079 square feet, along with a newly renovated 320sqft garage. With a combined rental income of \$4,180, you can choose to occupy one unit and lease the other. Pre-approved for future development of three townhomes or the option for two single-family residences or tiny homes. Each option assume duplex stays. 5+ townhouses would be possible if the duplex was removed. See the brand new 18-unit townhouse development next door for inspiration.**

**15330 40th Ave W #A & B, Lynnwood, WA 98087**

MLS#:	<b>2390152</b>	Status:	<b>A</b>	List Price:	<b>\$874,999</b>
Area:	<b>730</b>	Stat Dt:	<b>06/09/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>1,368</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.170 ac/7,405 sf</b>		
Community:	<b>Lynnwood</b>	Project:			
Year Built:	<b>1955</b>	CDOM:	<b>338</b>		
# Unit:	<b>2</b>	# Story:	<b>2</b>		
NOI:	<b>\$4,750</b>	GAI:	<b>\$4,750</b>		
TR SqFt:	<b>2,008</b>	TMI:	<b>\$4,750</b>		
View:	<b>Territorial</b>	New Cnstr:			
Water:		TaxID:	<b>00372901102101</b>		
School Dist:	<b>Edmonds</b>	Ann Tax:	<b>\$4,255.00</b>		
Compensation:	<b>2.5%</b>				

**Remarks:** Excellent investment opportunity! This beautifully updated duplex offers flexibility and income potential. Live in one unit and rent out the other to offset your mortgage. Unit A features 3 bedrooms, each with a walk-in closet, plus new floors, fresh paint, tile backsplash, a wood-burning fireplace, and a newly sealed deck. A new roof was installed in 2023. Unit B includes 2 bedrooms, new flooring and carpet, sleek quartz countertops, and abundant natural light. Both units are move-in ready and designed for comfort and functionality. Whether you're house-hacking or building your rental portfolio, this is a smart, versatile investment you won't want to miss! This home appraised at 925K in 2023 prior to updates so its priced to sell!

**5705 204th St SW, Lynnwood, WA 98036**

MLS#:	<b>2406705</b>	Status:	<b>A</b>	List Price:	<b>\$995,000</b>
Area:	<b>730</b>	Stat Dt:	<b>07/11/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>3,600</b>		
Style Code:	<b>53 - Tri-plex</b>	Lot Size:	<b>.180 ac/7,841 sf</b>		
Community:	<b>Lynnwood</b>	Project:			
Year Built:	<b>1972</b>	CDOM:	<b>3</b>		
# Unit:	<b>3</b>	# Story:	<b>2</b>		
NOI:	<b>\$43,590</b>	GAI:	<b>\$59,968</b>		
TR SqFt:	<b>3,600</b>	TMI:	<b>\$5,550</b>		
View:		New Cnstr:			
Water:		TaxID:	<b>00563600100602</b>		
School Dist:	<b>Edmonds</b>	Ann Tax:	<b>\$6,415.00</b>		
Compensation:	<b>2.5%</b>				

**Remarks:** Fantastic Investment Opportunity in Prime Lynnwood Location! This well-maintained triplex offers (3) spacious 2-bedroom, 1.5-bath townhome style units- perfect for owner-occupants or investors. Roof is 3 years old. 1 unit has been remodeled w/brand new kitchen cabinets, counters, appliances, new flooring & New bathroom cabinets + fixtures. Each unit features: Two large upstairs bedrooms, Full bath on the upper level, convenient half bath on the main + spacious kitchen/dining room & living room. Private, partially fenced yards. 2 dedicated parking spaces per unit. Located minutes from the new Lynnwood Light Rail station, major shopping centers, I-5, & top-rated schools, this is a chance to own a quality property in a rapidly growing area.

**2118 160th Place SW, Lynnwood, WA 98087**

MLS#:	<b>2275933</b>	Status:	<b>A</b>	List Price:	<b>\$1,150,000</b>
Area:	<b>730</b>	Stat Dt:	<b>12/15/2024</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>3,547</b>		
Style Code:	<b>53 - Tri-plex</b>	Lot Size:	<b>.210 ac/9,148 sf</b>		
Community:	<b>Lynnwood</b>	Project:			
Year Built:	<b>1963</b>	CDOM:	<b>336</b>		
# Unit:	<b>3</b>	# Story:	<b>2</b>		
NOI:	<b>\$53,847</b>	GAI:	<b>\$63,480</b>		
TR SqFt:	<b>3,547</b>	TMI:	<b>\$5,290</b>		
View:	<b>Territorial</b>	New Cnstr:			
Water:		TaxID:	<b>00473600002600</b>		
School Dist:	<b>Edmonds</b>	Ann Tax:	<b>\$7,133.00</b>		
Compensation:	<b>2.5%</b>				

**Remarks:** \*REDUCED PRICE\* Great Investment Opportunity in Lynnwood! Rare opportunity to own a fully occupied tri-plex in Lynnwood. Strong portfolio starter or addition. Potential for improvement by increasing to market rents and adding coin-op. Featuring 4 BD / 2.5 BA upstairs and two 1 BD / 1 BA units downstairs with a shared garage, carport and ample room for tenant and guest parking. 2 fully fenced yards that are separate and an expansive deck connected to the top unit. Brand new exterior paint and driveway gravel. Conveniently located and just minutes to I5, Shopping, Lakes, Trails, Restaurants, Schools and more! Just a block from the upcoming Ash Way Light Rail Station making for an easy commute either direction along with Very Favorable Zoning!

**15912 36th Ave W, Lynnwood, WA 98087**

MLS#: **2392140** Status: **A**  
 Area: **730** Stat Dt: **06/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Lynnwood**  
 Year Built: **2007** DOM: **21**  
 # Unit: **2** # Story: **2**  
 NOI: **\$51,445** GAI: **\$68,400**  
 TR SqFt: **3,385** TMI: **\$5,700**  
 View: **Territorial**

List Price: **\$1,249,000**  
 SqFt: **3,385**  
 Lot Size: **.140 ac/6,098 sf**  
 Project: **Pioneer Circle**  
 CDOM: **21**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **01060300002100**  
 Ann Tax: **\$7,750.00**

Water:  
 School Dist: **Edmonds**  
 Compensation: **2%**  
 Marketing  
 Remarks:

**Don't miss this rare opportunity to own a well-maintained duplex in a serene, private neighborhood. Tucked at the end of the complex and backing to a lush greenbelt, this property offers peace, privacy, and beautiful natural surroundings. Each spacious unit features approximately 1,692 sq ft of thoughtfully designed living space, including 3 bedrooms and 2.5 baths. The open-concept kitchen flows into a cozy living room anchored by a charming stone-accent gas fireplace—perfect for entertaining or relaxing evenings at home. The primary suite boasts a luxurious 5-piece bath and a generous walk-in closet. With a strong rental history, low maintenance needs, and excellent long-term potential. Unit A lease exp 6/30/26/ Unit B lease exp 04/20/27.**

**5030 212th St SW, Mountlake Terrace, WA 98043**

MLS#: **2340239** Status: **A**  
 Area: **730** Stat Dt: **03/05/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Mountlake Terrace**  
 Year Built: **1969** DOM: **131**  
 # Unit: **4** # Story: **2**  
 NOI: **\$55,220** GAI: **\$85,800**  
 TR SqFt: **3,648** TMI: **\$7,150**

List Price: **\$1,299,500**  
 SqFt: **3,648**  
 Lot Size: **.210 ac/9,148 sf**  
 Project:  
 CDOM: **131**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **27042800110600**  
 Ann Tax: **\$8,750.00**

Water:  
 School Dist: **Edmonds**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

**Beautifully maintained 4-Plex in "The Village," offering a prime location just minutes from I-5, I-405, and shopping! New roof in 2024! Interior updates include kitchen cabinet, countertops and flooring. Each spacious 2BR/1BA unit features an in-unit washer and dryer. Long-term tenants provide stable income with potential future rent increases. The property includes 4 assigned parking spaces and 4 unassigned spaces. HOA dues cover common area maintenance, landscaping, insurance, garbage, and an on-site manager. Do not miss out on this incredible investment opportunity! Please do not disturb tenants.**

**116 4th Ave N, Edmonds, WA 98020**

MLS#: **2392793** Status: **A**  
 Area: **730** Stat Dt: **06/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Downtown Edmonds**  
 Year Built: **1902** DOM: **31**  
 # Unit: **2** # Story: **3**  
 NOI: **\$149,355** GAI: **\$203,496**  
 TR SqFt: **2,877** TMI: **\$16,707**

List Price: **\$2,200,000**  
 SqFt: **2,877**  
 Lot Size: **.080 ac/3,485 sf**  
 Project:  
 CDOM: **75**  
 Parking: **3**  
 Gen Zone: **Commercial, Multi-Family, Office, Retail**  
 New Cnstr:  
 TaxID: **00434400101001**  
 Ann Tax: **\$10,022.00**

View: **City, Mountain, Partial, Sound, Territorial**  
 Water:  
 School Dist: **Edmonds**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

**Own a piece of history in the heart of downtown Edmonds! This 1902 Victorian home offers modern updates & historic charm paired with a renovated 1930s carriage house (DADU). Rare BD2 zoning, providing unmatched flexibility for STRs, retail, office or hospitality. Great visibility & curb appeal, perfectly positioned to enjoy seasonal farmers markets, car shows, & parades. Modern updates, coupled w/ historic charm, & Puget Sound views from the rooftop deck & third-floor bird's nest. Both homes currently operate as successful STRs. Whether you're an investor, entrepreneur, or someone seeking a unique home with character & cash flow, this turn-key property is a unique find. Steps from restaurants, cafes, shops, & the Edmonds ferry terminal.**



**408 - 414 3rd Ave S, Edmonds, WA 98020-3543**

MLS#:	<b>2357585</b>	Status:	<b>A</b>	List Price:	<b>\$3,775,000</b>
Area:	<b>730</b>	Stat Dt:	<b>04/16/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>10,000</b>		
Style Code:	<b>56 - 10+ Units</b>	Lot Size:	<b>.490 ac/21,344 sf</b>		
Community:	<b>Downtown Edmonds</b>	Project:			
Year Built:	<b>1958</b>	CDOM:	<b>89</b>		
# Unit:	<b>2</b>	# Story:	<b>2</b>		
NOI:	<b>\$244,762</b>	GAI:	<b>\$328,283</b>		
TR SqFt:	<b>10,000</b>	TMI:	<b>\$28,203</b>		
View:	<b>Mountain, Ocean</b>	Gen Zone:	<b>Multi-Family</b>		
Water:		New Cnstr:			
School Dist:	<b>Edmonds</b>	TaxID:	<b>27032300410200</b>		
Compensation:	<b>2%</b>	Ann Tax:	<b>\$20,277.00</b>		

Marketing  
Remarks: **Coming to market for the first time in over 40 + years, this rare investment opportunity is located just two blocks from Downtown Edmonds - a highly coveted, prestigious and tightly held community. Marine View Apartments provide both new and experienced investors the chance to acquire a property in an unparalleled location. New owner(s) will benefit from the desirable proximity to Seattle while offering a more business-friendly environment with Snohomish County. With significant repositioning this investment is primed to capitalize on this desirable rental market.**

**3210 26th St #A & B, Everett, WA 98201**

MLS#:	<b>2389695</b>	Status:	<b>A</b>	List Price:	<b>\$715,000</b>
Area:	<b>740</b>	Stat Dt:	<b>06/09/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>1,848</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.180 ac/7,841 sf</b>		
Community:	<b>Riverside</b>	Project:			
Year Built:	<b>1989</b>	CDOM:	<b>35</b>		
# Unit:	<b>2</b>	# Story:	<b>1</b>		
NOI:	<b>\$34,391</b>	GAI:	<b>\$40,920</b>		
TR SqFt:	<b>1,848</b>	TMI:	<b>\$3,410</b>		
View:		Gen Zone:	<b>Residential</b>		
Water:		New Cnstr:			
School Dist:	<b>Everett</b>	TaxID:	<b>00467300102000</b>		
Compensation:	<b>2%</b>	Ann Tax:	<b>\$5,069.00</b>		

Marketing  
Remarks: **INVESTORS, Opportunity knocks! Turn-key 0% Vacancy, RAMBLER DUPLEX in the cozy Riverside neighborhood of Everett to start or build your portfolio. Fantastic 2 bedroom 1 bath units with separate laundry & private backyards. Generous kitchens offer plenty of countertop and cupboard storage space. Bedrooms are good size and thoughtfully positioned on either side of the Full bath in each home. 4 off-street parking spots as well as plenty of street parking, ideal location for commuting & shopping. Fantastic curb appeal with big front and back yards. 2 blocks south of Garfield Park. Check out the 3D virtual tours, Pre-inspected & Ready to go!**

**3610 Oakes Ave, Everett, WA 98201**

MLS#:	<b>2389619</b>	Status:	<b>A</b>	List Price:	<b>\$730,000</b>
Area:	<b>740</b>	Stat Dt:	<b>05/02/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>2,640</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.140 ac/6,098 sf</b>		
Community:	<b>In Town</b>	Project:			
Year Built:	<b>1965</b>	CDOM:	<b>73</b>		
# Unit:	<b>2</b>	# Story:	<b>2</b>		
NOI:	<b>\$41,446</b>	GAI:	<b>\$46,080</b>		
TR SqFt:	<b>2,640</b>	TMI:	<b>\$3,700</b>		
View:		Gen Zone:	<b>Multi-Family</b>		
Water:		New Cnstr:			
School Dist:	<b>Everett</b>	TaxID:	<b>00438188202700</b>		
Compensation:	<b>2.5%</b>	Ann Tax:	<b>\$5,054.00</b>		

Marketing  
Remarks: **Attention Investors & House Hackers! Discover this exceptional up/down style duplex in a serene, walkable neighborhood in Everett, offering both investment potential and comfortable living. Each unit features 2 bedrooms and 1 bathroom across 1320 sq ft, complete with in-unit washer/dryer and dishwasher. The upper unit boasts a newer deck, while the lower unit offers a charming patio, both with breathtaking views of the beautiful Cascade Mountains. The property includes a 2-car garage and 2 off-street parking spaces, with convenient alley access for potential future development. Perfect for owner occupancy or as a rental investment, this duplex is situated near Everett's rapidly developing downtown. Don't miss this rare opportunity.**

**3827 Wetmore Ave, Everett, WA 98201**

MLS#: **2403055** Status: **A** List Price: **\$749,000**  
 Area: **740** Stat Dt: **07/05/2025**  
 Sub Prop: **Multi-Family** SqFt: **1,530**  
 Style Code: **52 - Duplex** Lot Size: **.100 ac/4,356 sf**  
 Community: **Everett** Project:   
 Year Built: **1920** DOM: **9** CDOM: **9**  
 # Unit: **2** # Story: **2** Parking: **4**  
 NOI: **\$35,734** GAI: **\$43,947** Gen Zone: **Multi-Family, Residential**  
 TR SqFt: **1,530** TMI: **\$46,260** New Cnstr:   
 View: **Territorial**  
 Water:  TaxID: **41130010130009**  
 School Dist: **Everett** Ann Tax: **\$4,533.00**  
 Compensation: **2.5%**  
 Marketing **Beautifully updated duplex in desirable neighborhood! Zoned UR3 for increased density**  
 Remarks: **(Buyer to Verify). Lower unit has approximately 10 months left on lease and upper unit is newly rented until June 2026. New Luxury Vinyl Plank and carpet throughout both units. Kitchen and Bathrooms updated. Separate power meters and shared water meter. Water heater has been recently installed. Property has had long term tenants throughout current owners time. Motion detector security light in parking area.**

**1713 17th St, Everett, WA 98201**

MLS#: **2359874** Status: **A** List Price: **\$775,000**  
 Area: **740** Stat Dt: **04/14/2025**  
 Sub Prop: **Multi-Family** SqFt: **3,499**  
 Style Code: **52 - Duplex** Lot Size: **.060 ac/2,614 sf**  
 Community: **Everett** Project: **Everett Div L**  
 Year Built: **1920** DOM: **91** CDOM: **91**  
 # Unit: **2** # Story: **2** Parking: **4**  
 NOI: **\$39,903** GAI: **\$46,188** Gen Zone: **Residential**  
 TR SqFt: **2,475** TMI: **\$3,744** New Cnstr:   
 View:  TaxID: **00438033901701**  
 Water:  Ann Tax: **\$4,872.00**  
 School Dist: **Everett**  
 Compensation: **2.5%**  
 Marketing **Updated Duplex in Everett. Seller fully permitted this remodel in 2013, new wiring,**  
 Remarks: **plumbing, cabinets, flooring, doors/trim, paint, and TPO roof. Possibility to add a 3rd unit in the basement. Buyer to verify with City of Everett. Seller has used the garage for boat storage. 3 Bed 2 bath on second story, 1 bed 1 bath with Flex room on main level. Laundry and storage in the basement.**

**4417 Grand Ave, Everett, WA 98203**

MLS#: **2385268** Status: **A** List Price: **\$799,950**  
 Area: **740** Stat Dt: **05/30/2025**  
 Sub Prop: **Multi-Family** SqFt: **2,736**  
 Style Code: **52 - Duplex** Lot Size: **.190 ac/8,276 sf**  
 Community: **Forest Park** Project: **Forest Park**  
 Year Built: **1942** DOM: **66** CDOM: **66**  
 # Unit: **2** # Story: **2** Parking: **8**  
 NOI: **\$** GAI: **\$57,000** Gen Zone:   
 TR SqFt: **3,062** TMI: **\$** New Cnstr:   
 View: **City**  
 Water:  TaxID: **00605502200200**  
 School Dist: **Everett** Ann Tax: **\$4,859.00**  
 Compensation: **2.5%**  
 Marketing **30K price drop! Thoroughly renovated and full of possibilities, this 5-bedroom home offers**  
 Remarks: **flexible living as a spacious single-family residence or a functional duplex. The main level features 3 beds, 2 baths, a gourmet kitchen with island, two dining areas, a generous living room with a stunning fireplace, and direct access to a large deck and parklike backyard. The daylight basement includes 2 beds, 1.5 baths, an additional finished room (potential 3rd bedroom), a rec room, and kitchen-adjacent dining. Ideal for multi-generational living or rental income—live in one unit and rent the other. Detached garage, extra parking, RV/boat potential. Just ½ mile to I-5, near Everett Clinic, shops, and restaurants.**

**12209 11th Place W, Everett, WA 98204-5632**

MLS#: **2403015** Status: **A** List Price: **\$800,000**  
 Area: **740** Stat Dt: **07/08/2025**  
 Sub Prop: **Multi-Family** SqFt: **1,888**  
 Style Code: **52 - Duplex** Lot Size: **.260 ac/11,326 sf**  
 Community: **Everett** Project: **Fairwood Hills**  
 Year Built: **1979** DOM: **6** CDOM: **6**  
 # Unit: **2** # Story: **2** Parking: **6**  
 NOI: **\$27,672** GAI: **\$40,500** Gen Zone: **Residential**  
 TR SqFt: **1,888** TMI: **\$3,375** New Cnstr:   
 View:  TaxID: **00680600000100**  
 Water:  Ann Tax: **\$6,190.05**  
 School Dist: **Mukilteo**  
 Compensation: **2.5%**  
 Marketing **Opportunity knocks – clean classic Everett duplex with long term tenants & current income**  
 Remarks: **of \$3,375/month & \$40.5k/year with 0% vacancy! Built in 1979, this well-maintained duplex totals 1,888 SF on a spacious 11,326 SF corner lot that backs to a quiet cul-de-sac. Each 944 SF unit has 2 BDs & 1.5 BAs, kitchen w/ eating space & light-filled living room. Lightly treed, fenced & sunny backyard w/ deck. 2nd deck space at the front. 1-car garage w/ extra storage & driveway parking. Updated unit includes newer appliances, paint & flooring. Located on a quiet street, just minutes to Paine Field, Boeing, I-5, Hwy 99, and Everett Mall. Great Mukilteo School District. Don't miss this terrific investment opportunity!**

**3722 Oakes Ave, Everett, WA 98201**

MLS#: **2393324** Status: **A**  
 Area: **740** Stat Dt: **06/17/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Memorial Stadium**  
 Year Built: **1901** DOM: **27**  
 # Unit: **4** # Story: **2**  
 NOI: **\$26,117** GAI: **\$56,745**  
 TR SqFt: **3,012** TMI: **\$5,895**

List Price: **\$840,000**  
 SqFt: **3,102**  
 Lot Size: **.270 ac/11,761 sf**  
 Project: **Everett Div M**  
 CDOM: **27**  
 Parking: **4**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **00438192302100**  
 Ann Tax: **\$6,042.34**

View: **City, Mountain, Territorial**  
 Water:  
 School Dist: **Everett**  
 Compensation: **2.25%**

Marketing  
 Remarks: **3722 Oakes Ave is a charming 4-unit property in the heart of Everett, built in 1901 and thoughtfully updated over time. The building offers two studios and two 2-bed/1-bath units, with an average unit size of 753 SF. The property has been fully rewired, and about 85% has been re-piped. Units are currently achieving average rents of \$1,425, or \$1.89 per square foot. With strong rental history and walkability to parks, schools, and Everett Memorial Stadium, it's a great opportunity for those looking to own a classic building in a thriving neighborhood. Just minutes to Boeing, downtown, and Everett Mall. A standout blend of location, character, and consistent income.**

**5621 126th St SE, Snohomish, WA 98296**

MLS#: **2385113** Status: **A**  
 Area: **740** Stat Dt: **05/30/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Snohomish**  
 Year Built: **1986** DOM: **54**  
 # Unit: **2** # Story: **2**  
 NOI: **\$44,843** GAI: **\$57,000**  
 TR SqFt: **2,592** TMI: **\$4,490**

List Price: **\$850,000**  
 SqFt: **2,592**  
 Lot Size: **.240 ac/10,454 sf**  
 Project:  
 CDOM: **54**  
 Parking: **0**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **00710800000400**  
 Ann Tax: **\$6,988.00**

View: **Territorial**  
 Water:  
 School Dist: **Snohomish**  
 Compensation: **2.5%**

Marketing  
 Remarks: **This turn-key up/down duplex offers both lifestyle flexibility and excellent long-term cash flow potential. Live in one unit and rent the other, lease both for steady income, or enjoy as a multi-generational home. Located in the desirable Seattle Hill area, it's just minutes from urban conveniences, historic Snohomish, and surrounding farmland. Each unit boasts a remodeled chef's kitchen with quartz countertops, kitchen island, and stainless appliances. Other highlights include hardwood floors, spa-like bathrooms, and a large deck ideal for indoor-outdoor gatherings. The private yard features raised beds, mature trees, and a greenhouse - creating a peaceful backyard retreat near top-rated schools, dining, parks, and riverfront trails.**

**3512 Grand Ave, Everett, WA 98201**

MLS#: **2403948** Status: **A**  
 Area: **740** Stat Dt: **07/14/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Everett**  
 Year Built: **1901** DOM: **0**  
 # Unit: **4** # Story: **3**  
 NOI: **\$42,396** GAI: **\$61,387**  
 TR SqFt: **3,200** TMI: **\$5,303**

List Price: **\$899,000**  
 SqFt:  
 Lot Size: **.730 ac/31,799 sf**  
 Project:  
 CDOM: **69**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **00451500300101**  
 Ann Tax: **\$8,416.00**

View:  
 Water:  
 School Dist: **Everett**  
 Compensation: **2.5%**

Marketing  
 Remarks: **8.45% Renovated Cap Rate | Value-Add Opportunity| Grand Avenue Mansion Fourplex offers a secluded living experience on a 31,799-square-foot lot, shielded from pedestrian traffic and street views. The exterior boasts a fresh coat of paint, a 2017 composition roof, and select units with modern double-paned vinyl windows. The unit mix features 2 two-bedroom units that average 945 square feet and 2 one-bedroom apartments that average 763 square feet. There is also a 1,320-square-foot unfinished basement, currently a communal laundry but plumbed for a potential fifth apartment.**



**4701 S 3rd Ave, Everett, WA 98203**

MLS#: **2341417** Status: **A**  
 Area: **740** Stat Dt: **03/13/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Lowell**  
 Year Built: **1924** DOM: **123**  
 # Unit: **3** # Story: **2**  
 NOI: **\$70,893** GAI: **\$106,332**  
 TR SqFt: **3,601** TMI: **\$**  
 View: **See Remarks, Territorial**

List Price: **\$920,000**  
 SqFt: **3,601**  
 Lot Size: **.230 ac/10,019 sf**  
 Project:  
 CDOM: **123**  
 Parking: **15**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **00500400303700**  
 Ann Tax: **\$7,122.00**

School Dist: **Everett**  
 Compensation: **2.5%%**  
 Marketing  
 Remarks: **Triples in the blossoming Lowell neighborhood! 3 spacious units w/1bd & 2bd layouts. EV CHARGER! Add'l income potential w/3 sheds, 2 secure 2-car garages/shops, & potential coin-operated laundry. Regular maintenance & updates have kept the apartments in good condition. Easy to manage building w/new roof, fresh exterior paint, & low-maintenance vinyl siding. Private decks w/views of the sunrise over Lowell Park & the Snohomish River. Across the street includes playground, walking trails, pickleball & tennis—perfect for active relaxation. Lowell is a blossoming community of East Everett, offering river frontage, beautiful farmland views, & convenient to Funko Field, Golf & Country Club, YMCA, Paine Field, Naval Station & more!**

**630 90th St SW #A/B, Everett, WA 98204**

MLS#: **2348816** Status: **A**  
 Area: **740** Stat Dt: **07/14/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Everett**  
 Year Built: **1995** DOM: **85**  
 # Unit: **2** # Story: **2**  
 NOI: **\$40,036** GAI: **\$**  
 TR SqFt: **2,964** TMI: **\$4,300**  
 View: **Territorial**

List Price: **\$933,000**  
 SqFt: **2,964**  
 Lot Size: **.230 ac/10,019 sf**  
 Project:  
 CDOM: **85**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **28041300206500**  
 Ann Tax: **\$6,288.00**

School Dist: **Mukilteo**  
 Compensation: **2%**  
 Marketing  
 Remarks: **Well-maintained mirror-image townhome duplex on a quiet dead-end street in Mukilteo S.D. Built in 1995 and set back on a private drive, this 2,964 sq ft property sits on a ¼-acre lot bordered by greenbelt. Each 3 bed, 2.5 bath unit includes a 2-car garage, fully fenced backyard, and all bedrooms upstairs. Strong rental history with long-term tenants and 99.99% occupancy over 8 years. Major upgrades include a new 30-year roof, exterior paint, and perimeter fencing in 2022. Minutes to Boeing and 6 blocks to elementary school. Current rents increase in May to \$2,100 and \$2,200 with long term tenants. Excellent investment with minimal turnover and reliable cash flow in a high-demand rental area. See list of upgrades in attachments.**

**6015 Dexter Ave #A/B, Everett, WA 98203**

MLS#: **2391654** Status: **A**  
 Area: **740** Stat Dt: **06/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Everett**  
 Year Built: **1990** DOM: **33**  
 # Unit: **2** # Story: **1**  
 NOI: **\$47,532** GAI: **\$59,100**  
 TR SqFt: **2,812** TMI: **\$4,925**  
 View: **Territorial**

List Price: **\$939,950**  
 SqFt: **2,812**  
 Lot Size: **.240 ac/10,454 sf**  
 Project:  
 CDOM: **33**  
 Parking: **4**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **00443100000800**  
 Ann Tax: **\$5,852.00**

School Dist: **Everett**  
 Compensation: **2%**  
 Marketing  
 Remarks: **Live in A, Rent B! 4 miles from Boeing & Paine Field, this beautifully upgraded duplex is the perfect opportunity to live in one unit & generate rental income from the other. Unit A (3 bed, 2 bath) is vacant and move-in ready—remodeled 2022 w/ new appliances, modern flooring, cabinets, & countertops, plus a 2-car garage. Unit B (3 bed / 1 bath) was updated in 2025 with similar stylish finishes & occupied by a reliable tenant. New roof, gutters, & exterior paint (2022), full PEX re-pipe (2024), & a widened driveway. 3 blocks to Madison Elementary, 1 mile from shopping & scenic Forest Park. Looking to house hack? this is a turn-key property w/ strong rental history, modern, & low-maintenance. Investors dream with over 5% Cap Rate & no work!**

**3127 York Rd #A&B, Everett, WA 98204**

MLS#: **2344838** Status: **A**  
 Area: **740** Stat Dt: **03/14/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Paine Field**  
 Year Built: **2010** DOM: **122**  
 # Unit: **2** # Story: **2**  
 NOI: **\$45,866** GAI: **\$61,800**  
 TR SqFt: **2,472** TMI: **\$5,605**  
 View: **Territorial**

List Price: **\$949,000**  
 SqFt: **2,472**  
 Lot Size: **.448 ac/19,535 sf**  
 Project: **Resid Condo Unit C**  
 CDOM: **122**  
 Parking: **6**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **01100300000300**  
 Ann Tax: **\$6,330.00**

Water:  
 School Dist: **Mukilteo**  
 Compensation: **3%**  
 Marketing  
 Remarks:

**An investor's Dream! 5 Minutes to the new Paine Field Airport, 7 minutes to Boeing, & 2 minutes to Harbour Point Blvd. This duplex sits on just under a 1/2 of an acre so you feel like you are in the country. These units have had small improvements like interior paint and new flooring. A new roof was installed in February of 2024. Units are occupied and tenants are on term leases. Tenants are responsible for all utilities as water & power are metered separate for each unit. Please contact LA for more information.**

**10421 19th Ave SE, Everett, WA 98208-4261**

MLS#: **2403020** Status: **A**  
 Area: **740** Stat Dt: **07/08/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Silver Lake**  
 Year Built: **1997** DOM: **6**  
 # Unit: **2** # Story: **2**  
 NOI: **\$37,801** GAI: **\$49,200**  
 TR SqFt: **3,038** TMI: **\$4,100**  
 View:

List Price: **\$950,000**  
 SqFt: **3,038**  
 Lot Size: **.140 ac/6,098 sf**  
 Project:  
 CDOM:  
 Parking: **10**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water:  
 School Dist: **Everett**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

TaxID: **28052000206400**  
 Ann Tax: **\$6,664.40**

**Classic townhouse style duplex on a quiet lane in sought-after Silver Lake w/ long term tenants & current income of \$4,100/month & \$49.2k/year w/ 0% vacancy! Built in 1997, this well-maintained duplex totals 3,038 SF on a 6,098 SF lot. Each 1,519 SF, 3 BD& 2.5 BA unit has a spacious kitchen w/ eating space, light-filled living room, dining area, primary bedroom with ensuite bath & ample storage throughout. Private, fenced yard w/ paved patio. 2-car garage w/ extra driveway parking. Updated unit includes newer appliances, flooring & blinds. Duplex is tucked away on a quiet lane off 19th Ave SE. Fantastic commute location & just one block to Costco & short walk to Safeway. Great Everett School District. Don't miss this lucrative opportunity!**

**2403 116th St SE #A, B, Everett, WA 98208-8325**

MLS#: **2391561** Status: **A**  
 Area: **740** Stat Dt: **06/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Silver Lake**  
 Year Built: **1968** DOM: **33**  
 # Unit: **2** # Story: **1**  
 NOI: **\$50,879** GAI: **\$57,000**  
 TR SqFt: **1,400** TMI: **\$5,000**  
 View:

List Price: **\$975,000**  
 SqFt: **1,400**  
 Lot Size: **.340 ac/14,810 sf**  
 Project:  
 CDOM: **33**  
 Parking: **7**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water:  
 School Dist: **Everett**  
 Compensation: **3%**  
 Marketing  
 Remarks:

TaxID: **00574800101203**  
 Ann Tax: **\$4,921.00**

**Completely renovated Duplex with all new appliances; subway tiled bathrooms; new kitchen and bathroom cabinets; all new electrical including panels, meters and strike; cleaned and insulated crawlspace with new vapor barrier; new floor coverings and paint. Both units are fresh vacant and waiting for your new Tenants. The Large .34 acre flat lot is ready for up to 4 additional units. This is an ideal income producing investment opportunity, just walking distance from Silver Lake and bus routes, while developing new units on the site (Buyer to verify with Snohomish County).**

**9323 4th Ave W, Everett, WA 98204**

MLS#: **2397258** Status: **A**  
 Area: **740** Stat Dt: **06/26/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Everett**  
 Year Built: **2006** DOM: **18**  
 # Unit: **2** # Story: **2**  
 NOI: **\$48,863** GAI: **\$48,863**  
 TR SqFt: **3,504** TMI: **\$5,100**  
 View: **Territorial**

List Price: **\$995,000**  
 SqFt: **3,504**  
 Lot Size: **.170 ac/7,405 sf**  
 Project:  
 CDOM: **18**  
 Parking: **6**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **00480200101402**  
 Ann Tax: **\$6,890.00**

Water:  
 School Dist: **Mukilteo**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **[INVESTOR ALERT] First time on the market! This well-maintained 2006 duplex is ideally located in central Everett near Boeing, shopping & major commuter routes. Both units are mirror images-each 1,754 sqft. w/3 beds, 2.5 baths, office nook, vaulted living room, large kitchen w/eat-in bar, dining area & SS appl. Newer LVP flooring throughout main & carpeting up. Private fenced backyards, decks, storage & front porches. 1 car garage & oversized laundry room per unit. New roof & durable Hardie siding makes this easy to maintain. Low vacancy history—an excellent opportunity for investors or owner-occupants to live in one unit and rent the other to offset your mortgage. Please do not disturb tenant in unit A- showing available upon mutual.**

**109 W Casino Rd, Everett, WA 98204**

MLS#: **2398555** Status: **A**  
 Area: **740** Stat Dt: **06/25/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Casino**  
 Year Built: **1977** DOM: **19**  
 # Unit: **4** # Story: **2**  
 NOI: **\$50,815** GAI: **\$63,840**  
 TR SqFt: **3,234** TMI: **\$5,500**  
 View:

List Price: **\$1,000,000**  
 SqFt: **3,234**  
 Lot Size: **.210 ac/9,148 sf**  
 Project:  
 CDOM: **19**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **00393500003005**  
 Ann Tax: **\$6,659.00**

Water:  
 School Dist: **Mukilteo**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Fully occupied, updated 4-plex in prime Everett location! All units are 2BD/1BA, approx. 850 SF. Major 2024 upgrades include new roof, fresh exterior paint, rebuilt decks/railings, and vinyl window replacement. Long-term tenants with below-market rents offer excellent upside. Shared laundry and water utility billback boost income. Strong rental area near Boeing, Amazon, Paine Field, and Naval Station Everett. Best-priced 4-plex in Snohomish County—turnkey with upside!**

**6321 Broadway Ave, Everett, WA 98203**

MLS#: **2354836** Status: **A**  
 Area: **740** Stat Dt: **04/07/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Pinehurst**  
 Year Built: **1976** DOM: **98**  
 # Unit: **4** # Story: **2**  
 NOI: **\$59,348** GAI: **\$76,080**  
 TR SqFt: **3,072** TMI: **\$6,340**  
 View:

List Price: **\$1,045,000**  
 SqFt: **3,072**  
 Lot Size: **.150 ac/6,534 sf**  
 Project:  
 CDOM: **98**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **00544801300700**  
 Ann Tax: **\$6,652.00**

Water:  
 School Dist: **Everett**  
 Compensation: **3%**  
 Marketing  
 Remarks: **Investment opportunity. Well maintained 4 Plex. Washer/Dryer hooks ups in all units. Each unit has 2 assigned parking spaces, storage shed and individual fenced-in yards. Convenient location on bus line and close to schools, shopping, freeway, employment and entertainment.**

**4115 105th Place SE, Everett, WA 98208**

MLS#: **2347993** Status: **A**  
 Area: **740** Stat Dt: **04/21/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Everett**  
 Year Built: **1979** DOM: **115**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **1,440** TMI: **\$**  
 View: **Mountain, Territorial**

List Price: **\$1,095,000**  
 SqFt: **3,000**  
 Lot Size: **.320 ac/13,939 sf**  
 Project: **Woodlands**  
 CDOM: **115**  
 Parking: **4**  
 Gen Zone: **Multi-Family, Residential, See Remarks**  
 New Cnstr:  
 TaxID: **00676200001400**  
 Ann Tax: **\$7,722.00**

Water:  
 School Dist: **Everett**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Back on the market!\*\*Contingent buyer could not close\*\* This MUST see beautifully updated 4 bed, 3 bath exceptional scenic property w/ breathtaking mountain and sunrise views! Main floor features a modern open-concept kitchen, seamlessly flows into a welcoming family room + gas fireplace. Large master suite w/ private deck, newly updated bathroom + large walk-in closet! Park-like setting perfect for indoor/outdoor entertaining on your private expansive deck! Newly updated attached MIL Suite, wheelchair accessible entrance, New en-suite bedroom, dual sinks, master bath walk-in closet, New full kitchen + dining, living area, flex space for flexible living! No HOA, Pre wired for EV, CAT 6 wiring, Seller spared no expense updating this beauty!**



**1132 Chestnut St, Everett, WA 98201**

MLS#: **2397564** Status: **A**  
 Area: **740** Stat Dt: **06/24/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Everett**  
 Year Built: **2009** DOM: **27**  
 # Unit: **2** # Story: **3**  
 NOI: **\$53,700** GAI: **\$60,582**  
 TR SqFt: **3,978** TMI: **\$5,071**  
 View: **Territorial**

List Price: **\$1,150,000**  
 SqFt: **3,978**  
 Lot Size: **.068 ac/2,941 sf**  
 Project: **Chestnut Court**  
 CDOM: **27**  
 Parking: **8**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **011378000100**  
 Ann Tax: **\$4,156.00**

Water:  
 School Dist: **Everett**  
 Compensation: **2%**  
 Marketing  
 Remarks: **Two units for sale included in price! One side is rented, live in the other side or rent it out!AMAZING INVESTMENT OPPORTUNITY! Building is two units side by side ~ each unit is 1989 sq ft mirrored floor plans~ Main floor is 2car garage & bonus room (think office/exercise room). Middle floor ~ large open great room concept living space comprised of kitchen w/island {bar top seating, granite countertops, all appliances included} family room w/gas fireplace & balcony, guest bath & utility closet. Upper level~very spacious primary bedroom with 5piece bath w/soaking tub & walk in closet, two additional bedrooms & full bath. NO HOA! Please dont walk property or contact occupant. Minutes to Amazon distribution center, marina & naval base.**

**6003 Broadway, Everett, WA 98203**

MLS#: **2393288** Status: **A**  
 Area: **740** Stat Dt: **06/17/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Everett**  
 Year Built: **1987** DOM: **27**  
 # Unit: **4** # Story: **2**  
 NOI: **\$48,662** GAI: **\$77,368**  
 TR SqFt: **3,364** TMI: **\$6,595**  
 View: **Territorial**

List Price: **\$1,250,000**  
 SqFt: **3,364**  
 Lot Size: **.180 ac/7,841 sf**  
 Project:  
 CDOM: **27**  
 Parking: **8**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **00544800900103**  
 Ann Tax: **\$8,224.00**

Water:  
 School Dist: **Everett**  
 Compensation: **2.25%**  
 Marketing  
 Remarks: **Outstanding investment opportunity in Southeast Everett! 6003 Broadway is a well-maintained 4-plex featuring spacious 2-bed/1-bath units, each with a wood-burning fireplace, in-unit washer/dryer, dishwasher, deck or patio, 1 covered and 1 uncovered parking space, and private storage. Quality long-term tenants are currently on month-to-month leases. Conveniently located near I-5, Boeing, shopping, and transit. JLL pro forma projects \$93,600 in effective gross income with a 5.8% cap rate on a \$1.25M price. A great owner-occupant or investment portfolio addition in a high-demand submarket.**

**9 76th St SE, Everett, WA 98203**

MLS#: **2394155** Status: **A**  
 Area: **740** Stat Dt: **06/17/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Evergreen**  
 Year Built: **1991** DOM: **27**  
 # Unit: **2** # Story: **2**  
 NOI: **\$59,051** GAI: **\$70,200**  
 TR SqFt: **2,724** TMI: **\$5,850**

List Price: **\$1,350,000**  
 SqFt: **2,724**  
 Lot Size: **.170 ac/7,405 sf**  
 Project:  
 CDOM: **27**  
 Parking: **4**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:  
 TaxID: **00392000004305**  
 Ann Tax: **\$6,033.00**

Water:  
 School Dist: **Everett**  
 Compensation: **Request%**  
 Marketing  
 Remarks: **Stunning duplex renovation! You can choose to live in 1 unit while renting out the other. Each spacious unit offers 1,362 SF, 3 Beds, 2.5 Baths, 2-car garage. Both sides feature soaring vaulted ceilings, extra windows that flood the living spaces w/ natural light & private decks ideal for relaxing/entertaining. Unit A boasts a brand-new kitchen w/modern quartz countertops, SS appliances, new Bathrooms, new LVP flooring, fresh interior paint, new doors & trim, a smart front door lock, and a Nest thermostat. Roof & exterior paint are only 5 years old, making this duplex a stylish, smart move-in-ready home investment. Short drive to Boeing, Paine Field Airport, Beverly Lake, Forest Park, Walter Hall Golf, Everett Mall, & I-5 + WA-526 freeways.**

**12421 5th Ave W, Everett, WA 98204-8815**

MLS#: **2390007** Status: **A**  
 Area: **740** Stat Dt: **06/11/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **54 - 4-Plex**  
 Community: **Mariner**  
 Year Built: **1979** DOM: **33**  
 # Unit: **4** # Story: **2**  
 NOI: **\$73,307** GAI: **\$84,000**  
 TR SqFt: **5,589** TMI: **\$7,000**

List Price: **\$1,396,000**  
 SqFt: **5,589**  
 Lot Size: **.240 ac/10,454 sf**  
 Project:  
 CDOM: **33**  
 Parking: **10**  
 Gen Zone: **Multi-Family**  
 New Cnstr:  
 TaxID: **00660300000100**  
 Ann Tax: **\$9,193.00**

Water:  
 School Dist: **Mukilteo**  
 Compensation: **2.5%**  
 Marketing  
 Remarks: **Extra Large 5589sf Four Plex with a single, long term tenant. Annual income of \$84,000 and tenant pays all utilities. 5.3% cap. Three units with two bedrooms and one unit with three bedrooms. Each unit has two baths. Shared laundry room on site. Tenant maintains the laundry and handles most simple repairs. Easy to own and easy to manage.**

**14025 61st Place W, Edmonds, WA 98026-3619**

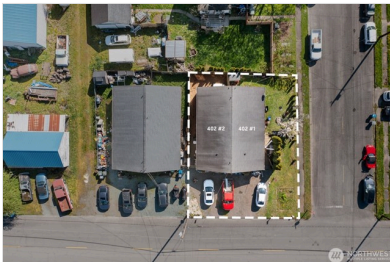
MLS#:	<b>2348821</b>	Status:	<b>A</b>	List Price:	<b>\$1,559,000</b>
Area:	<b>740</b>	Stat Dt:	<b>03/27/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>4,220</b>		
Style Code:	<b>54 - 4-Plex</b>	Lot Size:	<b>.290 ac/12,633 sf</b>		
Community:	<b>Picnic Point</b>	Project:			
Year Built:	<b>1978</b>	CDOM:	<b>109</b>		
# Unit:	<b>4</b>	# Story:	<b>2</b>	Parking:	<b>12</b>
NOI:	<b>\$83,853</b>	GAI:	<b>\$99,252</b>	Gen Zone:	<b>Residential</b>
TR SqFt:	<b>4,220</b>	TMI:	<b>\$7,980</b>	New Cnstr:	
View:	<b>Territorial</b>				
Water:		TaxID:	<b>662000000600</b>		
School Dist:	<b>Mukilteo</b>	Ann Tax:	<b>\$10,484.00</b>		
Compensation:					
Marketing					
Remarks:					

**Quality built 4 plex, on 12,633 sq.ft. lot, on greenbelt. Ocean view across the street. 1 mile to beach. Salt water breeze reaches units. Huge backyard. All units are bigger than newly built 3 bedrooms. Oversized patios & balconies. Sound proof bubble concrete sub floors, see picture. Hardwood floors. Granite countertop. New double thick glass windows. New doors and millwork. 2 new bathtubs & all faucets. New gutters and downspouts. New Aqua-Pex water line. Walk to school. 5 miles to Alderwood Mall, I-5, 405. In area of multi million houses. 2 coin op laundries. 4 storages, 8 personal parking +. Only 6 tenants, no pets. Proof of funds for showing!**

**2501 Colby Ave, Everett, WA 98201**

MLS#:	<b>2394216</b>	Status:	<b>A</b>	List Price:	<b>\$5,000,000</b>
Area:	<b>740</b>	Stat Dt:	<b>06/18/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>15,081</b>		
Style Code:	<b>56 - 10+ Units</b>	Lot Size:	<b>.320 ac/13,939 sf</b>		
Community:	<b>Everett</b>	Project:			
Year Built:	<b>1908</b>	CDOM:	<b>26</b>	Parking:	<b>21</b>
# Unit:	<b>2</b>	# Story:	<b>3</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$290,249</b>	GAI:	<b>\$427,511</b>	New Cnstr:	
TR SqFt:	<b>15,081</b>	TMI:	<b>\$35,625</b>		
View:					
Water:		TaxID:	<b>00517156200100</b>		
School Dist:	<b>Everett</b>	Ann Tax:	<b>\$33,658.03</b>		
Compensation:	<b>1.5%</b>				
Marketing					
Remarks:					

**Turnkey 22-unit investment opportunity in downtown Everett! Built in 1908 and fully renovated in 2024, Heritage Manor blends historic charm with modern updates. Renovations include new TPO roof, updated electrical, water heaters, flooring, and stylish interiors with quartz countertops and stainless steel appliances. All units are 1-bed + den layouts, ideal for flexible living. Amenities include controlled access, on-site laundry, and 21 reserved parking spaces. Strong tenant base near Naval Station Everett, Port of Everett, and the future light rail station. Market cap rate up to 6.46%. With limited inventory and over \$500K in capital improvements, this asset offers immediate cash flow and long-term upside.**

**402 1st St, Sultan, WA 98294**

MLS#:	<b>2364807</b>	Status:	<b>A</b>	List Price:	<b>\$550,000</b>
Area:	<b>750</b>	Stat Dt:	<b>04/24/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>1,620</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.120 ac/5,227 sf</b>		
Community:	<b>Baring</b>	Project:	<b>STEVENS 2ND ADD TO SULTAN</b>		
Year Built:	<b>1979</b>	CDOM:	<b>81</b>	Parking:	<b>4</b>
# Unit:	<b>2</b>	# Story:	<b>1</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$16,717</b>	GAI:	<b>\$27,600</b>	New Cnstr:	
TR SqFt:	<b>1,620</b>	TMI:	<b>\$2,300</b>		
View:	<b>Territorial</b>				
Water:		TaxID:	<b>00586300100100</b>		
School Dist:	<b>Sultan</b>	Ann Tax:	<b>\$3,113.00</b>		
Compensation:	<b>2.5%</b>				
Marketing					
Remarks:					

**Investor opportunity in growing Sultan! This fully leased duplex features two spacious 2 bed, 1 bath units with solid tenants and strong rental history. Current rents are below market, offering immediate upside potential with room to increase cash flow. Ideally located just minutes from Hwy 2 for an easy commute and close to local shops, dining, and everyday conveniences. Each unit offers a functional layout, off-street parking, and separate entrances for privacy. Whether you're expanding your portfolio or looking for a stable, income-producing asset with long-term upside, this is a smart addition. Don't miss out on this value-add duplex in a rapidly developing area.**

**1004 McDonald Ave, Snohomish, WA 98290-2266**

MLS#:	<b>2403323</b>	Status:	<b>A</b>	List Price:	<b>\$950,000</b>
Area:	<b>750</b>	Stat Dt:	<b>07/05/2025</b>	SqFt:	<b>2,400</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.140 ac/6,098 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	<b>England &amp; Elwells 1st Add</b>
Community:	<b>In Town - Snohomish</b>			CDOM:	<b>9</b>
Year Built:	<b>1998</b>	DOM:	<b>9</b>	Parking:	<b>7</b>
# Unit:	<b>2</b>	# Story:	<b>2</b>	Gen Zone:	<b>Residential</b>
NOI:	<b>\$61,464</b>	GAI:	<b>\$70,800</b>	New Cnstr:	
TR SqFt:	<b>2,400</b>	TMI:	<b>\$5,900</b>		
View:	<b>City, Mountain</b>				
Water:				TaxID:	<b>00436000200600</b>
School Dist:	<b>Snohomish</b>			Ann Tax:	<b>\$6,086.00</b>
Compensation:	<b>2.5%</b>				
Marketing	<b>[Brand New 2025 Remodel - Move in Ready] THE HOME: This legal duplex townhouse design allows for owner occupancy + fantastic income as a long-term rental, mid-term, Airbnb, OR the perfect multi-generational set-up by using the property as one residence. Everything is done here - New Appliances, HVAC &amp; propane fireplaces, H2O, + each side has an AC unit. Brand New LVP flooring thruout (no carpet here), New Cabinets, Quartz, Fixtures, Lighting, Painting Inside &amp; Out! Each w/ full-size laundry, oversized garage w/ storage, private, fully fenced backyards w/ New composite decking. Parking for 7 &amp; Easy Care Landscaping! THE LOCATION: 1/2 block to Centennial Trail, and a short stroll or ride to fantastic dining &amp; shopping &amp; fun! Pre-Inspected.</b>				
Remarks:					

**18510 Blueberry Lane, Monroe, WA 98272**

MLS#:	<b>2393034</b>	Status:	<b>A</b>	List Price:	<b>\$1,200,000</b>
Area:	<b>750</b>	Stat Dt:	<b>06/17/2025</b>	SqFt:	<b>3,208</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.280 ac/12,197 sf</b>
Style Code:	<b>54 - 4-Plex</b>			Project:	<b>Blueberry Manor</b>
Community:	<b>Monroe</b>			CDOM:	<b>27</b>
Year Built:	<b>1987</b>	DOM:	<b>27</b>	Parking:	<b>7</b>
# Unit:	<b>4</b>	# Story:	<b>2</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$25,946</b>	GAI:	<b>\$77,407</b>	New Cnstr:	
TR SqFt:	<b>3,208</b>	TMI:	<b>\$7,355</b>		
View:				TaxID:	<b>00707200003100</b>
Water:				Ann Tax:	<b>\$7,679.00</b>
School Dist:	<b>Monroe</b>				
Compensation:	<b>2.25%</b>				
Marketing	<b>Built in 1987, 18510 Blueberry Lane is a well-maintained 4-unit property featuring all 2-bed/1-bath units. Three units have been renovated with luxury vinyl plank flooring, new paint, fixtures, baseboards, blinds, and ranges. The building has been fully re-piped. Each unit includes one carport space and a storage unit, with two garages and two large storage units offering added rental income potential. Minutes from downtown Monroe and adjacent to the Evergreen State Fairgrounds, the property is near schools, parks, and 1.8M+ sq ft of retail. A turnkey, cash-flowing investment opportunity in one of Snohomish County's fastest-growing submarkets.</b>				
Remarks:					

**322 AVENUE D, Snohomish, WA 98290**

MLS#:	<b>2367598</b>	Status:	<b>A</b>	List Price:	<b>\$1,495,000</b>
Area:	<b>750</b>	Stat Dt:	<b>04/29/2025</b>	SqFt:	<b>2,830</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.270 ac/11,761 sf</b>
Style Code:	<b>53 - Tri-plex</b>			Project:	<b>EC FERGUSONS 2ND ADDITION TO SNOHOMISH</b>
Community:	<b>In Town - Snohomish</b>			CDOM:	<b>83</b>
Year Built:	<b>1898</b>	DOM:	<b>83</b>	Parking:	<b>6</b>
# Unit:	<b>3</b>	# Story:	<b>2</b>	Gen Zone:	<b>Residential</b>
NOI:	<b>\$</b>	GAI:	<b>\$</b>	New Cnstr:	
TR SqFt:	<b>2,830</b>	TMI:	<b>\$7,450</b>		
View:	<b>Territorial</b>			TaxID:	<b>00444101300500</b>
Water:				Ann Tax:	<b>\$7,360.00</b>
School Dist:	<b>Snohomish</b>				
Compensation:	<b>2.5%</b>				
Marketing	<b>[NEW MARKET PRICE] [THE W.O. DOLSON HOUSE   CIRCA 1898] A crown jewel in downtown Snohomish, masterfully renovated to honor its historic character while offering modern convenience. The property includes a coach house with TWO CHARMING 1-BED/1-BATH APARTMENTS—PERFECT FOR MULTI-GENERATIONAL LIVING, INCOME PRODUCTION, OFFICE OR STUDIO SPACE. This exceptional property highlights expansive rooms, soaring ceilings, original bleached wood floors &amp; exquisite millwork. Newer kitchen, bathrooms, furnace &amp; A/C. Private impressive 11,000+ SQFT parcel with mature landscaping. New exterior paint. Ample off-street parking. This architectural treasure is a limited opportunity to steward an authentic piece of Snohomish history. [A MUST SEE]</b>				
Remarks:					



**24028 150th St SE, Monroe, WA 98272**

MLS#: **2397542** Status: **A**  
 Area: **750** Stat Dt: **06/27/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Old Owen**  
 Year Built: **2007** DOM: **102**  
 # Unit: **2** # Story: **2**  
 NOI: **\$** GAI: **\$**  
 TR SqFt: **836** TMI: **\$**  
 View: **Territorial**

List Price: **\$1,500,000**  
 SqFt: **4,249**  
 Lot Size: **3.740 ac/162,914 sf**  
 Project: **Nolridge**  
 CDOM: **102**  
 Parking: **8**  
 Gen Zone: **Multi-Family, Residential**  
 New Cnstr:

Water: **Monroe**

TaxID: **00836000000500**

School Dist: **2.5%**

Ann Tax: **\$12,715.00**

Compensation:

Marketing

Remarks:

**NEW PRICE & NEW ROOF! Kiss that Cookie Cutter Home Goodbye~Quality Craftsman Home~3.74 Acres in Monroe~3313 Square Feet of Luxurious Living Space includes 3 Beds & 2.5 Baths~Gleaming Hardwood Flooring~Soaring 12 ft Box Beam Ceilings~Open Floor Plan~Beautifully Appointed Kitchen~Soft Close Drawers~Pull out Shelving~Granite Countertops & Island~Walk in Pantry~Under Cabinet Lighting~Newer Appliances~Quality Systems include a Carrier-Bryant HVAC & Whole Home Air Cleaner~Generac Generator~Powers the Entire Home~ 2 Car 720 sqft Attached & 2 Car 836 sqft Detached Garage includes a 668 sqft 1Bed/1Bath Above Garage Apartment...Multi\*Generational Space~Rental Income~Caretaker Options~Why Settle for Plain when you can have Perfection?**

**9719 5th Street NE, Lake Stevens, WA 98258**

MLS#: **2364814** Status: **A**  
 Area: **760** Stat Dt: **04/25/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Lake Stevens**  
 Year Built: **1977** DOM: **80**  
 # Unit: **2** # Story: **1**  
 NOI: **\$33,573** GAI: **\$46,200**  
 TR SqFt: **1,780** TMI: **\$3,848**

List Price: **\$750,000**  
 SqFt: **1,780**  
 Lot Size: **.240 ac/10,454 sf**  
 Project:  
 CDOM: **80**  
 Parking: **7**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

View: **Lake Stevens**

TaxID: **00662100001000**

Water: **2.0%**

Ann Tax: **\$5,324.00**

School Dist:

Compensation:

Marketing

Remarks:

**Investor Alert! Fantastic Duplex Opportunity in the Heart of Lake Stevens! Well-maintained and zero vacancy history — this property is a reliable income producer with room for value-add potential. Nestled in a quiet cul-de-sac within a sought-after neighborhood and top-rated school district. The property features:Unit A: 3 Bed / 1 Bath with 2-Car Garage~Unit B: 2 Bed / 1 Bath with 1-Car Garage Both units enjoy spacious, private yards. Perfect for tenants and increasing rental appeal. Centrally located with easy access to shops, schools, parks, and major commuting routes.Great neighborhood. Great schools. Great investment. Don't miss this chance to own a solid duplex with upside potential in one of Lake Stevens' most desirable areas!**

**2004 Valley View Dr, Lake Stevens, WA 98258**

MLS#: **2388796** Status: **A**  
 Area: **760** Stat Dt: **06/06/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **53 - Tri-plex**  
 Community: **Lake Stevens**  
 Year Built: **1976** DOM: **38**  
 # Unit: **3** # Story: **1**  
 NOI: **\$6,100** GAI: **\$3,100**  
 TR SqFt: **3,776** TMI: **\$6,680**  
 View: **City, Mountain, Territorial**

List Price: **\$1,199,950**  
 SqFt: **3,776**  
 Lot Size: **1.630 ac/71,003 sf**  
 Project:  
 CDOM: **108**  
 Parking: **9**  
 Gen Zone: **Multi-Family**  
 New Cnstr:

Water: **Lake Stevens**

TaxID: **00604200000101**

School Dist: **2%**

Ann Tax: **\$8,506.00**

Compensation:

Marketing

Remarks:

**Welcome to this STUNNING TRIPLEX nestled in Lake Stevens & situated on 1.6 acres! As you enter, the property features breathtaking river/valley views. Explore opportunities for investment with three rental units, all currently rented; immediate income potential. Two units offer 944sqft, two-bedroom, one-bath spaces w/ two-car carports. For the resident's convenience, separate laundry/storage are also provided. The third unit boasts 1800+sqft, two ensuites, an in-unit laundry, & office space, w/ custom features throughout! Additionally, this unit features a separate lower garage space. This property has quick access to Hwy 2/Hwy 204. Don't miss this rare opportunity to own a piece of paradise in the heart of the Snohomish Valley!**

**930 1002 Stitch Rd, Lake Stevens, WA 98258**

MLS#:	<b>2364173</b>	Status:	<b>A</b>	List Price:	<b>\$2,200,000</b>
Area:	<b>760</b>	Stat Dt:	<b>05/01/2025</b>	SqFt:	<b>4,644</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>2.140 ac/93,219 sf</b>
Style Code:	<b>54 - 4-Plex</b>			Project:	
Community:	<b>Lake Stevens</b>			CDOM:	<b>74</b>
Year Built:	<b>1994</b>	DOM:	<b>74</b>	Parking:	<b>10</b>
# Unit:	<b>4</b>	# Story:	<b>2</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$94,093</b>	GAI:	<b>\$117,600</b>	New Cnstr:	
TR SqFt:	<b>4,644</b>	TMI:	<b>\$9,800</b>	TaxID:	<b>00493100001701</b>
View:				Ann Tax:	<b>\$14,389.69</b>
Water:					
School Dist:	<b>Lake Stevens</b>				
Compensation:	<b>2%</b>				

**Remarks:** Incredible Rare Investment Opportunity on Coveted Stitch Road with all units having either a Lake or Mountain views! Two separate duplexes situated on two tax parcels, totaling 4 units & a combined 4,644 sq feet of living space. Each unit features 2 beds & 1.5 baths, for a total of 8 bedrooms and 6 bathrooms across the entire property. Set on a spacious 2.14-acre lot in one of Lake Stevens' most desirable locations, this property provides both privacy & potential. Two of the four units have been completely renovated, offering modern finishes, all ready for instant rental income. W/D hookups in unit, 5 private garages. This unique property delivers flexibility, space, and long-term upside—all in a serene and sought-after setting.

**1204 Short St, Marysville, WA 98270**

MLS#:	<b>2387323</b>	Status:	<b>A</b>	List Price:	<b>\$675,000</b>
Area:	<b>770</b>	Stat Dt:	<b>06/05/2025</b>	SqFt:	<b>1,920</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.190 ac/8,276 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	<b>Lindborg Addition, Vol 37 plat Page 1</b>
Community:	<b>In Town - Marysville</b>			CDOM:	<b>39</b>
Year Built:	<b>1977</b>	DOM:	<b>39</b>	Parking:	<b>4</b>
# Unit:	<b>2</b>	# Story:	<b>2</b>	Gen Zone:	<b>Multi-Family</b>
NOI:	<b>\$</b>	GAI:	<b>\$</b>	New Cnstr:	
TR SqFt:	<b>1,920</b>	TMI:	<b>\$2,100</b>	TaxID:	<b>00653400000100</b>
View:				Ann Tax:	<b>\$4,279.25</b>
Water:					
School Dist:	<b>Marysville</b>				
Compensation:	<b>2.5%</b>				

**Remarks:** "NEW ON MARKET"! Seller owned and family occupied until recently! Now it's your opportunity to own this well maintained Marysville 2 unit 2bd/1.5ba duplex each w/ 1 garage, driveway parking and additional street parking too on an impressive landscaped corner lot! Don't forget the fenced backyard! In the heart of town near shopping, parks and commuting access as I-5 and Cedar and Grove Park and Ride are within minutes. Move in ready with years of updates including roof, windows, exterior and interior paint, flooring, appliances and more! Rent out both units as an investment property or choose to owner occupy with a down of 5% conventional or with a FHA 3.5% down. Why rent when you can own?? Solid opportunity in a highly desirable location.

**3022 99th Ave NE, Lake Stevens, WA 98258**

MLS#:	<b>2375124</b>	Status:	<b>A</b>	List Price:	<b>\$699,900</b>
Area:	<b>770</b>	Stat Dt:	<b>07/02/2025</b>	SqFt:	<b>1,600</b>
Sub Prop:	<b>Multi-Family</b>			Lot Size:	<b>.610 ac/26,572 sf</b>
Style Code:	<b>52 - Duplex</b>			Project:	
Community:	<b>Lake Stevens</b>			CDOM:	<b>32</b>
Year Built:	<b>1980</b>	DOM:	<b>32</b>	Parking:	<b>6</b>
# Unit:	<b>2</b>	# Story:	<b>1</b>	Gen Zone:	<b>Multi-Family, Residential</b>
NOI:	<b>\$36,396</b>	GAI:	<b>\$36,396</b>	New Cnstr:	
TR SqFt:	<b>1,600</b>	TMI:	<b>\$3,800</b>	TaxID:	<b>29050100402800</b>
View:	<b>Territorial</b>			Ann Tax:	<b>\$4,868.00</b>
Water:	<b>Creek</b>				
School Dist:	<b>Lake Stevens</b>				
Compensation:	<b>2.5%</b>				

**Remarks:** {ATTENTION INVESTORS WANTING TO START/BUILD YOUR PORTFOLIO} This attractive, affordable duplex can be yours! LOCATION, LOCATION, LOCATION!!! Brand new 30 year roof! 2 BR, 1 BTH units with fireplaces and all appliances included. Primary bedrooms have slider to deck. Very clean and semi-updated units have virtually -0- vacancy rate. Wood and brick siding, paved to front doors for minimal front yard maintenance, huge back deck and fenced backyard! Backyard does extend to creek (beyond fence) for room to roam. Both units have carports and locking storage at back of carports. AMAZING location, great school district and easy access to Hwy 9, shopping and restaurants!!!

**12627 48th Ave NE, Marysville, WA 98271**

MLS#: **2341126** Status: **A**  
 Area: **770** Stat Dt: **03/06/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Marysville**  
 Year Built: **1980** DOM: **130**  
 # Unit: **2** # Story: **2**  
 NOI: **\$32,459** GAI: **\$41,760**  
 TR SqFt: **2,100** TMI: **\$3,480**  
 View: **Territorial**

List Price: **\$719,500**  
 SqFt: **2,100**  
 Lot Size: **.400 ac/17,424 sf**  
 Project: **Brookwood**  
 CDOM: **130**  
 Parking: **6**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **00681500002000**  
 Ann Tax: **\$5,312.00**

Remarks: **Great opportunity here on this 2 bedroom 1 1/2 baths townhouse style units w/1050 sq.ft each unit, attached garages all located on large lot and private street. This Duplex was built in 1980 and each unit has 2 good sized bedrooms upstairs w/full bathrooms, another 1/2 baths down, attached garages, open great room floor plans w/family and dining areas, walk through kitchens to full size washer dryer utility rooms, private fenced backyard access & lots of parking. This duplex has radiant ceiling heat, newer roof & newer hardie plank siding. Unit #2 is ready for occupancy w/new carpet, paint, floor coverings, kitchen, corian counters, tiled backsplash, painted millwork, updated flooring, lighting & fixtures & remodeled bathrooms.**

**3820 120th Place NE, Marysville, WA 98271**

MLS#: **2380240** Status: **A**  
 Area: **770** Stat Dt: **05/23/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Marysville**  
 Year Built: **1969** DOM: **52**  
 # Unit: **2** # Story: **2**  
 NOI: **\$42,080** GAI: **\$45,590**  
 TR SqFt: **2,504** TMI: **\$4,350**  
 View:  
 Water:  
 School Dist: **Marysville**  
 Compensation: **2.5%**  
 Marketing  
 Remarks:

List Price: **\$750,000**  
 SqFt: **2,504**  
 Lot Size: **.300 ac/13,068 sf**  
 Project:  
 CDOM: **52**  
 Parking: **11**  
 Gen Zone:  
 New Cnstr:  
 TaxID: **00389100002402**  
 Ann Tax: **\$5,330.00**

Remarks: **Townhome style duplex with 3 bedrooms 1.75 bath on each side. Main floor bedroom plus a full bathroom on the main floor. 2 bedrooms, 3/4 bath upstairs. Huge fenced yard on each side. Long term tenant in 1 unit and the other unit is vacant. Conveniently located and close to everything including Seattle Premium Outlet's, Tulalip Casino, WinCo, tons of shopping and restaurants, EZ freeway access. There's an abundance of parking and even room for RV or boat parking. 2nd tax parcel included in the sale totaling a shy 1/3 acre lot. Great income producing property in a desirable location. Live in 1 unit and rent the other or rent both units. Great options.**

**8429 44th Dr NE, Marysville, WA 98270**

MLS#: **2405220** Status: **A**  
 Area: **770** Stat Dt: **07/10/2025**  
 Sub Prop: **Multi-Family**  
 Style Code: **52 - Duplex**  
 Community: **Marysville**  
 Year Built: **1993** DOM: **4**  
 # Unit: **2** # Story: **1**  
 NOI: **\$48,196** GAI: **\$57,000**  
 TR SqFt: **2,240** TMI: **\$4,500**  
 View: **Territorial**

List Price: **\$775,000**  
 SqFt: **2,240**  
 Lot Size: **.450 ac/19,602 sf**  
 Project:  
 CDOM: **4**  
 Parking: **6**  
 Gen Zone: **Residential**  
 New Cnstr:  
 TaxID: **30052100111000**  
 Ann Tax: **\$4,871.00**

Remarks: **Charming 2-Unit Duplex in Marysville – Turnkey Rental or Live & Rent OpportunityWelcome to this well-maintained duplex nestled on a peaceful cul-de-sac in sought-after Marysville. Both units feature 2 bedrooms and 2 full baths, spanning a combined 1,120 sq.ft. Inside, enjoy bright open living spaces with vaulted ceilings, skylights, and a clean mix of laminate, vinyl, and carpet flooring. Each side offers a full kitchen equipped with modern appliances including range, microwave, dishwasher, and access to in-unit laundry hookups.Outside, the property includes:Driveway/off-street parkingFully fenced backyard with private patioConvenient access to local parks, bus routes, and nearby shoppingGreat investment opportunity!**



**21312 87th Ave NE #1&2, Arlington, WA 98223**

MLS#:	<b>2397347</b>	Status:	<b>A</b>	List Price:	<b>\$799,950</b>
Area:	<b>770</b>	Stat Dt:	<b>06/26/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>1,746</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.580 ac/25,264 sf</b>		
Community:	<b>Arlington</b>	Project:			
Year Built:	<b>1996</b>	CDOM:	<b>18</b>		
# Unit:	<b>2</b>	Parking:	<b>4</b>		
NOI:	<b>\$49,900</b>	Gen Zone:	<b>Multi-Family</b>		
TR SqFt:	<b>1,746</b>	New Cnstr:			
View:	<b>Territorial</b>				
Water:		TaxID:	<b>00849900000500</b>		
School Dist:	<b>Arlington</b>	Ann Tax:	<b>\$5,000.00</b>		
Compensation:	<b>2.5%</b>				

Remarks: **Rambler Duplex Great location and Investment Live in one side and rent the other side! both units have an open floor plan and a cozy setting featuring 2 bedroom, 2 bath, kitchen dining area with newer appliances, living room with gas fireplace, laundry room with washer and dryer, deck off the fenced backyard for privacy, garden space and large deck. 1 car garage with each unit, additional parking for 1 more car, paved driveway. Well maintained duplex with approximately 3 year old roof, new clean crawl 2024, close to town, medical and hospital.**

**11911 54th Dr NE, Marysville, WA 98271**

MLS#:	<b>2339061</b>	Status:	<b>A</b>	List Price:	<b>\$899,900</b>
Area:	<b>770</b>	Stat Dt:	<b>03/06/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>2,328</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.330 ac/14,375 sf</b>		
Community:	<b>Marysville</b>	Project:			
Year Built:	<b>2000</b>	CDOM:	<b>130</b>		
# Unit:	<b>2</b>	Parking:	<b>4</b>		
NOI:	<b>\$</b>	Gen Zone:	<b>Multi-Family</b>		
TR SqFt:	<b>2,328</b>	New Cnstr:			
View:	<b>Territorial</b>				
Water:		TaxID:	<b>957100000100</b>		
School Dist:	<b>Marysville</b>	Ann Tax:	<b>\$5,337.36</b>		
Compensation:	<b>2.5%</b>				

Remarks: **This townhouse style duplex is an incredible investment! Either maintain the current, long term tenants or move in to one side and enjoy all the local amenities. Centrally located near shopping, schools and outdoor recreation in a growing Marysville. Keep as a rental property or move in to one side and enjoy the quiet, dead end street and parklike property. Unit A is in original, well kept condition. Unit B was tastefully remodeled in 2018 with new flooring, paint, countertops, cabinets, lighting and more. Each unit has 3 bedrooms, 1 1/2 baths, with a spacious living space. Mature landscaping gives ample privacy and easy maintenance.**

**18617 94th Dr NW, Stanwood, WA 98292**

MLS#:	<b>2405222</b>	Status:	<b>A</b>	List Price:	<b>\$900,000</b>
Area:	<b>770</b>	Stat Dt:	<b>07/10/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>2,486</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.410 ac/17,860 sf</b>		
Community:	<b>Stanwood</b>	Project:			
Year Built:	<b>2006</b>	CDOM:	<b>4</b>		
# Unit:	<b>2</b>	Parking:	<b>8</b>		
NOI:	<b>\$44,572</b>	Gen Zone:	<b>Residential</b>		
TR SqFt:	<b>2,486</b>	New Cnstr:			
View:	<b>Territorial</b>				
Water:		TaxID:	<b>00394403706400</b>		
School Dist:	<b>Stanwood-Camano</b>	Ann Tax:	<b>\$5,333.00</b>		
Compensation:	<b>2%</b>				

Remarks: **Well-maintained duplex in a quiet Stanwood neighborhood! Each unit offers 3 bedrooms, 2.5 bathrooms, full kitchens, in-unit laundry, updated flooring, and a private 1-car garage. Enjoy private patios, partially fenced yards, RV parking, and additional off-street spaces. Great setup for investors or owner-occupants—live in one, rent the other. No HOA, solid rental history, and easy access to schools, shopping, parks, and Hwy 532. A rare multi-family opportunity with excellent rental appeal!**

**5121 88th St NE #A & B, Marysville, WA 98270**

MLS#:	<b>2394232</b>	Status:	<b>A</b>	List Price:	<b>\$1,195,000</b>
Area:	<b>770</b>	Stat Dt:	<b>06/20/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>2,158</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>.650 ac/28,314 sf</b>		
Community:	<b>Marysville</b>	Project:			
Year Built:	<b>1995</b>	CDOM:	<b>24</b>		
# Unit:	<b>3</b>	Parking:	<b>12</b>		
NOI:	<b>\$</b>	Gen Zone:	<b>Multi-Family</b>		
TR SqFt:	<b>3,853</b>	New Cnstr:			
View:	<b>Territorial</b>				
Water:		TaxID:	<b>30052200210100</b>		
School Dist:	<b>Marysville</b>	Ann Tax:	<b>\$5,938.00</b>		
Compensation:	<b>2.5%</b>				

Remarks: **Prime Location within city limits, w/quick access to I-5 & Hwy 9. High income opportunity producer of Over \$12K per/mo. Nestled on .65 meticulous acres. Both units fully updated w/modern finishes & fully furnished, everything stays. Equipped w/advanced security cameras set up perfectly for Air B&B & Corporate rentals. Unit A is generating \$4,000/month as a corporate rental, Unit B is move-in ready or for additional income. Units can be divided & sold separately. Versatile 24'x36' Shop Wired & plumbed, ready for conversion into living space. Complete w/shed & Generac system. 2 fully equipped RV parking spaces w/water, electric, & RV dump. & + Additional rental income is a cozy Flex separate shop w/ living quarters + garden shed + WAY more**

**5005 109th St NE #A,B,C, Marysville, WA 98271**

MLS#:	<b>2335817</b>	Status:	<b>A</b>	List Price:	<b>\$1,450,000</b>
Area:	<b>770</b>	Stat Dt:	<b>03/07/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>4,354</b>		
Style Code:	<b>53 - Tri-plex</b>	Lot Size:	<b>.460 ac/20,038 sf</b>		
Community:	<b>Marysville</b>	Project:	<b>Marysville</b>		
Year Built:	<b>1999</b>	CDOM:	<b>129</b>		
# Unit:	<b>3</b>	# Story:	<b>2</b>		
NOI:	<b>\$</b>	GAI:	<b>\$</b>		
TR SqFt:	<b>4,354</b>	TMI:	<b>\$7,600</b>		
View:	<b>Mountain, See Remarks</b>	New Cnstr:			
Water:		TaxID:	<b>30050900410900</b>		
School Dist:	<b>Marysville</b>	Ann Tax:	<b>\$8,111.00</b>		
Compensation:	<b>2.5%</b>				
Marketing	<b>Incredible Opportunity Knocks: 3 Private, Custom Homes w/ Dream Shop and .46 Acre of Privacy in Marysville! Local Builder's personal family home, architecturally-designed Duplex with garages, PLUS a detached, finished 900sqft shop, AND a fully-finished apartment. Home features white-oak hardwoods, slab-counters, fireplaces and updated finishes throughout. Garages, decks, patios, gardens and mature landscaping make this a unique package for the multi-family buyer. 900sqft finished shop w/ heat, compressor, cabinets and hot water. Detached, and private, 1-bedroom apartment for a 3rd unit. Gen hookup, sprinkler system, heated greenhouse, partial mountain views. Quiet, paved culdesac location just minutes to I-5. One of a Kind, Welcome Home!</b>				
Remarks:					

**10824 Vashon Hwy SW, Vashon, WA 98070**

MLS#:	<b>2378168</b>	Status:	<b>A</b>	List Price:	<b>\$1,600,000</b>
Area:	<b>800</b>	Stat Dt:	<b>05/19/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>3,576</b>		
Style Code:	<b>54 - 4-Plex</b>	Lot Size:	<b>.151 ac/6,586 sf</b>		
Community:	<b>Northend</b>	Project:			
Year Built:	<b>1954</b>	CDOM:	<b>56</b>		
# Unit:	<b>4</b>	# Story:	<b>2</b>		
NOI:	<b>\$79,008</b>	GAI:	<b>\$111,600</b>		
TR SqFt:	<b>3,576</b>	TMI:	<b>\$8,000</b>		
View:		New Cnstr:			
Water:		TaxID:	<b>8887000260</b>		
School Dist:	<b>Vashon Island</b>	Ann Tax:	<b>\$11,000.00</b>		
Compensation:	<b>3%</b>				
Marketing	<b>Vashon's Only Commercial Waterfront Property Zoned NB, offers flexibility for mixed-use development; hospitality, retail +/- residential. This is a once-in-a-lifetime opportunity for a visionary entrepreneur to create a premier destination on Vashon Island. Just seconds from the ferry, this bustling property features a fully equipped commercial kitchen, bar/restaurant space w/ permits, three apartments, parking for 6, &amp; limitless potential. Envision a rooftop deck with breathtaking Pacific Northwest views, al fresco dining, exclusive events, craft cocktails, and boutique lodging. Perfectly positioned as the island's hub for locals and visitors, this storied location awaits its next chapter, with the community eager for its revival.</b>				
Remarks:					

**4205 SW Point Robinson Rd, Vashon, WA 98070**

MLS#:	<b>2334809</b>	Status:	<b>A</b>	List Price:	<b>\$8,875,000</b>
Area:	<b>800</b>	Stat Dt:	<b>02/20/2025</b>		
Sub Prop:	<b>Multi-Family</b>	SqFt:	<b>7,822</b>		
Style Code:	<b>52 - Duplex</b>	Lot Size:	<b>21.474 ac/935,425 sf</b>		
Community:	<b>Point Robinson</b>	Project:	<b>o</b>		
Year Built:	<b>1994</b>	CDOM:	<b>144</b>		
# Unit:	<b>2</b>	# Story:	<b>2</b>		
NOI:	<b>\$</b>	GAI:	<b>\$</b>		
TR SqFt:	<b>1,050</b>	TMI:	<b>\$</b>		
View:	<b>City, Mountain, Sound</b>	New Cnstr:			
Water:	<b>Bank-Low, Bank-Medium, Sound</b>	TaxID:	<b>2322039081</b>		
School Dist:	<b>Vashon Island</b>	Ann Tax:	<b>\$34,959.00</b>		
Compensation:	<b>2.5%</b>				
Marketing	<b>A once in a lifetime opportunity to own an exclusive, gated, waterfront estate! Just over 21 acres overlooking the sound with an unobstructed view of Mt Rainier! Along with 500 ft of private beach! The property features a beautiful main home with 3 bedrooms, an office, 4 &amp; 3/4 bathrooms, and a 3 car garage! The lower level features a large media room, 2nd kitchen, high ceilings, indoor pool, elevator, and the list goes on! The massive barn also features two additional and separate guest units. A 1 bedroom with one bathroom, as well as a studio with a 3/4 bathroom. Here you'll also find stables, a tack room, and a main area for storage or farm equipment. Multi-generational living!? The possibilities are endless at this one of a kind oasis!</b>				
Remarks:					