

# 23509 DELFORD AVENUE



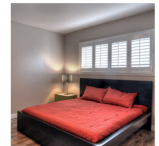
## FULLY OCCUPIED MODERN INVESTMENT PROPERTY FOR SALE

### Price

\$600,000

### Annual Gross Income

\$36,000



[www.delford.net](http://www.delford.net)













23509 Delford is a contemporary four bedroom, two bathroom home on a cul-de-sac in the West Carson neighborhood. The 1,810 square foot property is a two level single family residence that has been completely renovated with polished design work by Los Angeles based Create/Contmpo Design Home Staging.

The property has been rented out to a long term tenant with great income and credit for \$3,000 per month.

Their lease agreement is extended for another year until April 30, 2017. This married couple has no kids or pets. Due to the recent remodel of the property, this is a hassle free investment.

**The property management division at  
Elements Real Estate can manage the property  
for you as well for a nominal fee.**

**Join our close-knit community and  
contact us for a showing today!**

-  Lot: 5,314 sqft
-  Property Size: 1,810 sqft
-  Four Bedrooms
-  Two Bathrooms
-  Cooling: Central
-  Heating: Forced Air
-  Hardwood/Tile Flooring
-  Detached Two Car Garage
-  Patio
-  Fenced Yard
-  Fireplace
-  Deck

**Sean Haghi**

sean.haghi@elementsre.com

BRE Lic #01420952

310.341.0030

Presented by

**elements | re**  
A REAL ESTATE BOUTIQUE