



EXTRAORDINARY DELIVERED

11642 KIOWA AVENUE

Los Angeles, California

Capital Markets – Investment Sales

OPPORTUNITY

11642 Kiowa was an opportunity to be the second brokerage company to sell a 9-unit value-add rent-controlled apartment building located in Brentwood, one of West Los Angeles's most prestigious neighborhoods. The property, built in 1967, was approximately 33% under market rent. This property had been on the market for almost a year without success, so Transwestern needed to rebrand the marketing to give it a fresh look and sales position.

SOLUTION

We reached out to every buyer directly who had purchased a property in both the immediate areas as well as other prestigious neighborhoods with the same metrics as 11642 Kiowa. Through marketing to both our clients and buyer brokers, we were able to procure multiple offers and found a very qualified buyer that had inquired about our listings in the past. We never forget a prospective client nor serious inquiries.

RESULTS

We procured the buyer and were able to close escrow within two weeks of going under contract. Both the buyer and seller were extremely pleased with the streamlined process and sale terms.

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