



Marcus & Millichap
TUVIA GROUP
LOS ANGELES MULTIFAMILY

CLOSING CASE STUDY

The Tuvia Group Closes on a Fourplex with the Second Highest Price Per SF in West Adams This Year

The Tuvia Group is proud to announce the successful closing of this fourplex in West Adams, achieving the second highest price per square foot for fourplexes sold in West Adams this year. Despite significant deferred maintenance and its location just a few parcels from the 10 Freeway, the property generated multiple offers and sold to a first-time multifamily investor. The asset offers a strong unit mix with two studios and two one-bedroom units, three of which are fully renovated with permits, along with new plumbing, windows, and a roof completed in 2023. Delivered with RTI plans for an ADU, the property includes a non-conforming rear studio that can be rented or converted into a 2+2 ADU. Located near the Culver City Arts District and surrounded by popular new restaurants, retail, and community amenities, this sale showcases our ability to execute complex transactions and maximize value in challenging locations.

TESTIMONIAL:

"To whom it may concern,

I have sold many buildings throughout Los Angeles, and Jason Tuvia, Carter Kruse, and the entire Tuvia Group truly went above and beyond to maximize the value of my property at 2531 Hauser Blvd in West Adams. When challenges arose during escrow, Jason never stopped advocating for my best interests and worked tirelessly to keep the deal on track. His depth of market knowledge, negotiation skills, and professionalism are unmatched in the industry. I would highly recommend Jason Tuvia and the Tuvia Group to any property owner looking for top-tier representation."

- Allen Gozini

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BUYER PROFILE:

Local Private Investor



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