

Property Project Brief

Owner / Operator: Golden State Income Partners

Public Property Name: The Laurel Craftsman

Property Address: 1847 Laurel View Drive, Los Angeles, CA 90026 (Fictional Address)

Project Overview

The Laurel Craftsman is a single-family residential redevelopment project located in Los Angeles, California. The investment strategy focuses on acquiring a dated home with strong structural fundamentals and repositioning the asset through a targeted renovation program. The objective is to enhance functionality, aesthetics, and market appeal while preserving the property's original architectural character.

Key Property Details

Property Type	Single-Family Residence
Architecture	California Craftsman
Strategy	Fix & Flip
Project Phase	Renovation Planning
Target Buyer	Owner-Occupant
Planned Exit	Retail Sale Upon Completion

Renovation Scope

The renovation scope includes interior modernization, kitchen and bathroom upgrades, new flooring, updated lighting, exterior paint, landscaping improvements, and selective mechanical enhancements. Design decisions are aligned with current Los Angeles buyer preferences and comparable market standards.

Disclaimer

This document is a fictional sample created for demonstration and marketing purposes only. All names, addresses, and project details are fabricated and do not represent an actual investment offering or property.