

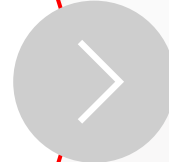


MULTIFAMILY ASSET

400 W Lynwood Ave, San Antonio, TX 78212



COMMERCIAL



Mike Vasquez, CCIM

Managing Broker

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1419 S Presa St,
San Antonio, TX 78210



PROPERTY OVERVIEW

- Property Type: Multifamily
- # of Units: 8 Units
- Building Size: 4,640.7 SF
- Lot Size: 0.2118 Acre
- Year Built: 1934
- Zoning: MF-33 NCD-2
- Tenants pay utilities
- Subdivision: Alta Vista

SITE FEATURES

- Corner lot location (higher visibility from surrounding streets)
- Has sidewalks, good parking, and a community feel with local resident-reported walkability and neighborhood friendliness.

LOCATION HIGHLIGHTS

- Easy access to major roads and highways, making it convenient for commuting and connections throughout the city.
- Short drive to shopping, dining, and grocery options.

PROPERTY SUMMARY

400 W Lynwood Ave, San Antonio, TX 78212

UTILITY INFORMATION

- Separate Electric Meters, Common Water Meters
- Gas Supplier: CPS
- Electricity Supplier: CPS
- Sewer Supplier: City
- Water Supplier: SAWS

SCHOOL INFORMATION

- Elementary School: Agnes Cotton Elementary School
- Middle School: Mark Twain
- High School: Thomas A. Edison High School
- School District: San Antonio I.S.D.

BUILDING INFORMATION

- Stucco Exterior
- Flat
- Mature Trees (ext feat)





Unit	Beds / Baths	Size	Rent	Deposits	Start	End
Unit #1	1/1/2026	575	\$895.00	\$895.00	11/26/2025	11/30/2026
Unit #2	1/1/2026	575	\$895.00	\$625.00	6/1/2024	12/31/2026
Unit #3	1/1/2026	575	\$950.00	\$895.00	7/31/2025	7/31/2028
Unit #4	1/1/2026	575	\$975.00	\$900.00	7/1/2024	6/30/2028
Unit #5	1/1/2026	575	\$1,015.00	\$1,285.00	10/21/2022	10/31/2026
Unit #6	1/1/2026	575	\$895.00	\$895.00	10/31/2025	11/1/2026
Unit #7	1/1/2026	575	\$975.00	\$865.00	9/1/2025	8/31/2027
Unit #8	1/1/2026	575	\$970.00	\$575.00	2/1/2024	7/31/2027
8 Units			\$7,570.00	\$6,935.00		

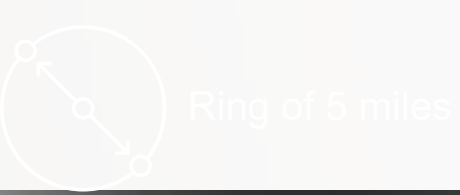


Ring of 5 miles

RENT ROLL

400 W Lynwood Ave, San Antonio, TX 78212

Category	Expenses	Annualized
Rent		\$90,840.00
Property Tax	\$21,228.00	
Home Insurance	\$4,085.00	
Repairs	\$2,291.00	
San Antonio Water System	\$2,050.00	
CPS (Electric & Gas)	\$783.00	
Tiger Sanitation (trash services)	\$2,919.00	
Management Fee	\$5,600.00	
TOTAL	\$38,956.00	\$51,884.00



FINANCIAL SUMMARY

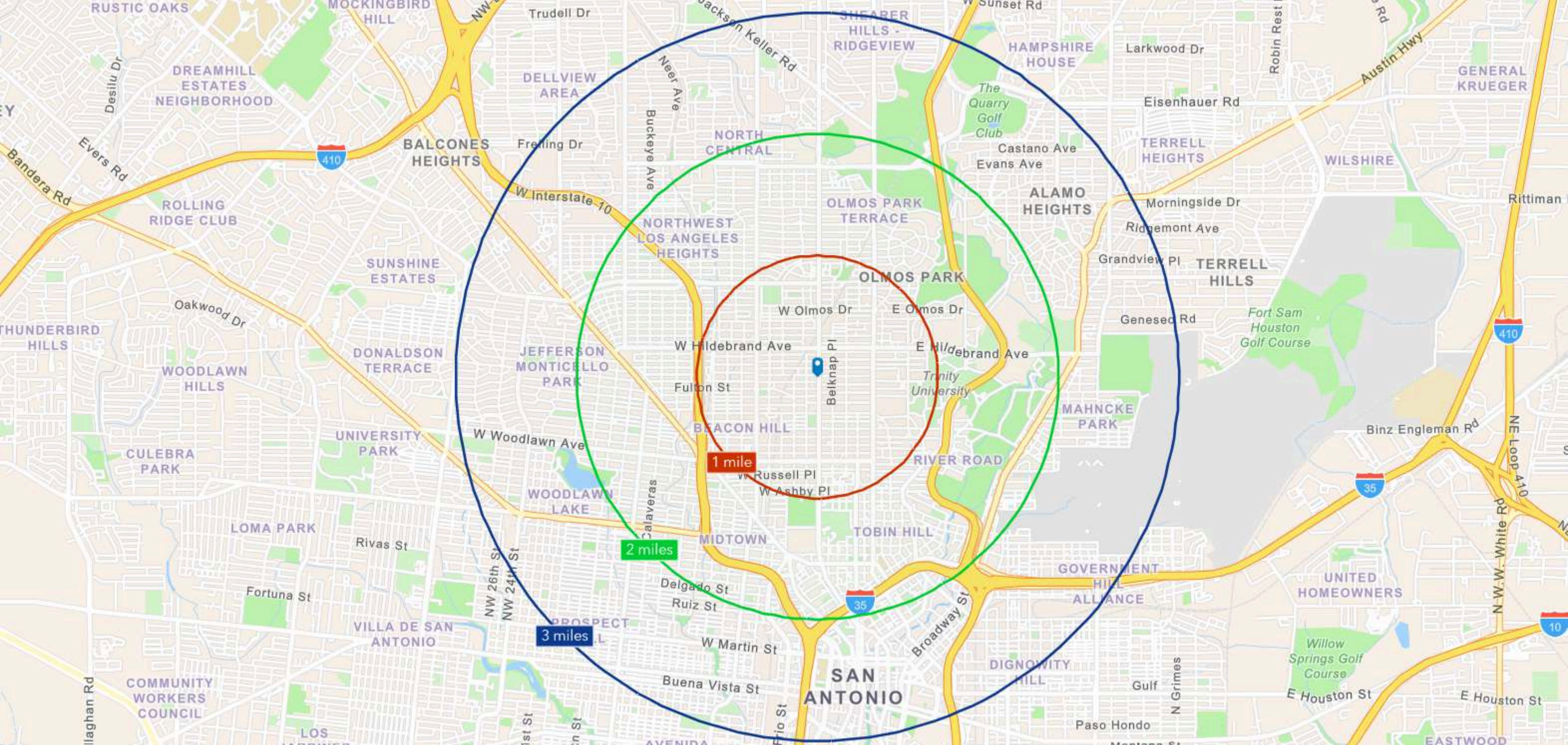
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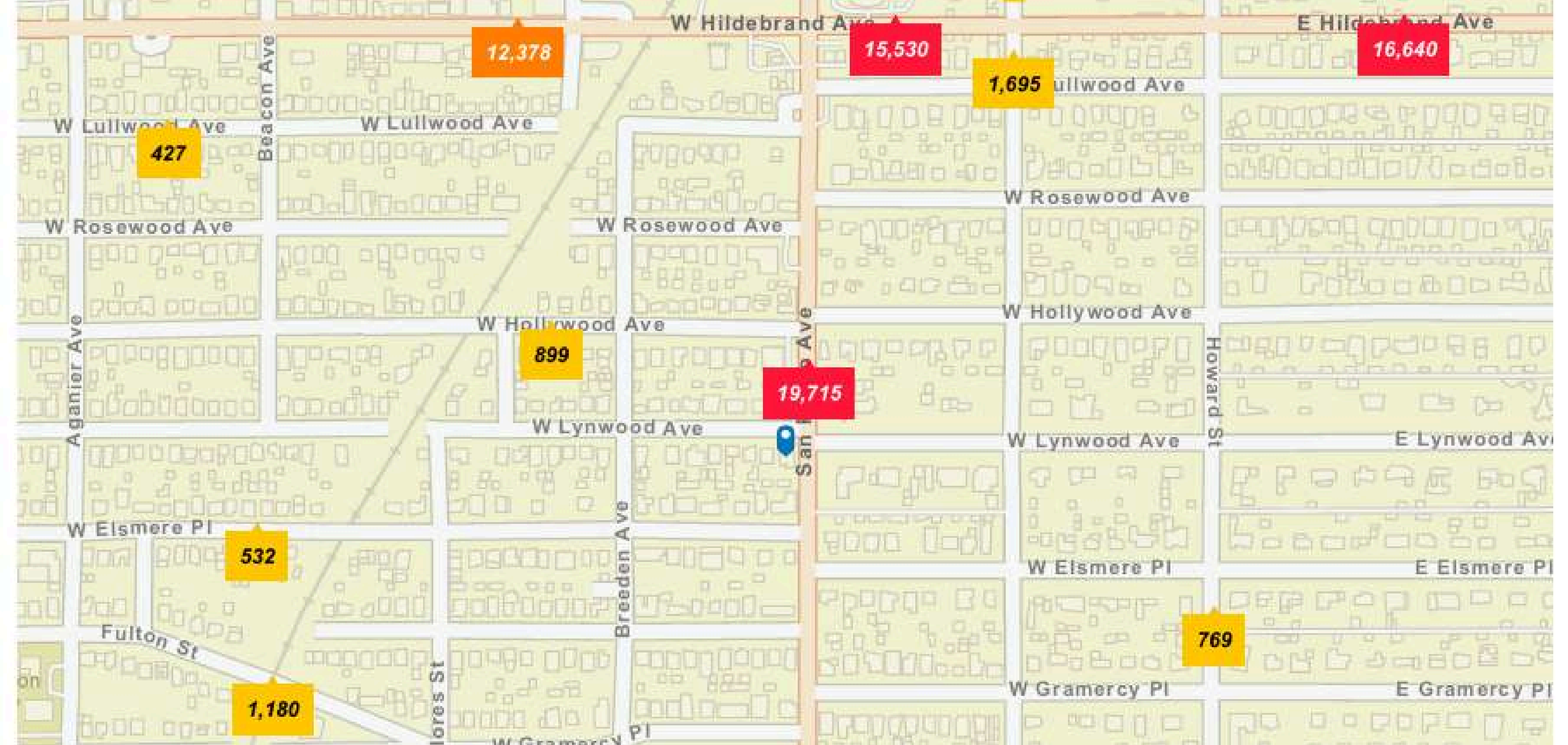
AERIAL IMAGE

400 W Lynwood Ave, San Antonio, TX 78212



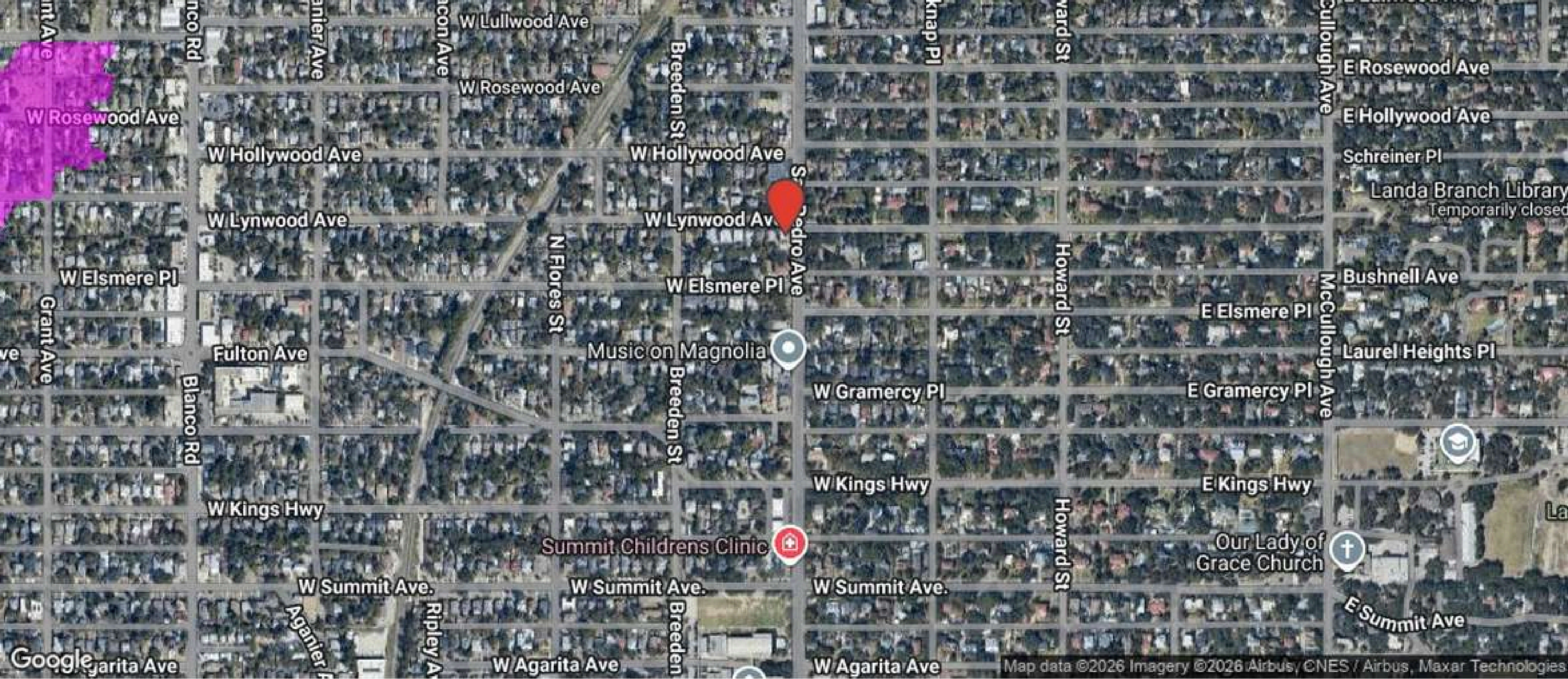
SITE MAP

400 W Lynwood Ave, San Antonio, TX 78212



TRAFFIC MAP

400 W Lynwood Ave, San Antonio, TX 78212



Flood Zones:  X500 or B Zone  A Zone  V Zone  D Zone  Floodway  CBRA

FLOOD ZONE MAP

400 W Lynwood Ave, San Antonio, TX 78212

400 W Lynwood Ave, San Antonio, Texas, 78212

Ring of 5 miles

KEY FACTS

335,280

Population



134,053

Households

37.5

Median Age

\$46,554

Median Disposable Income

EDUCATION

19.5%

No High School Diploma



27.9%

High School Graduate



24.6%

Some College/ Associate's Degree



28.1%

Bachelor's/Grad/ Prof Degree



\$53,969

Median Household Income



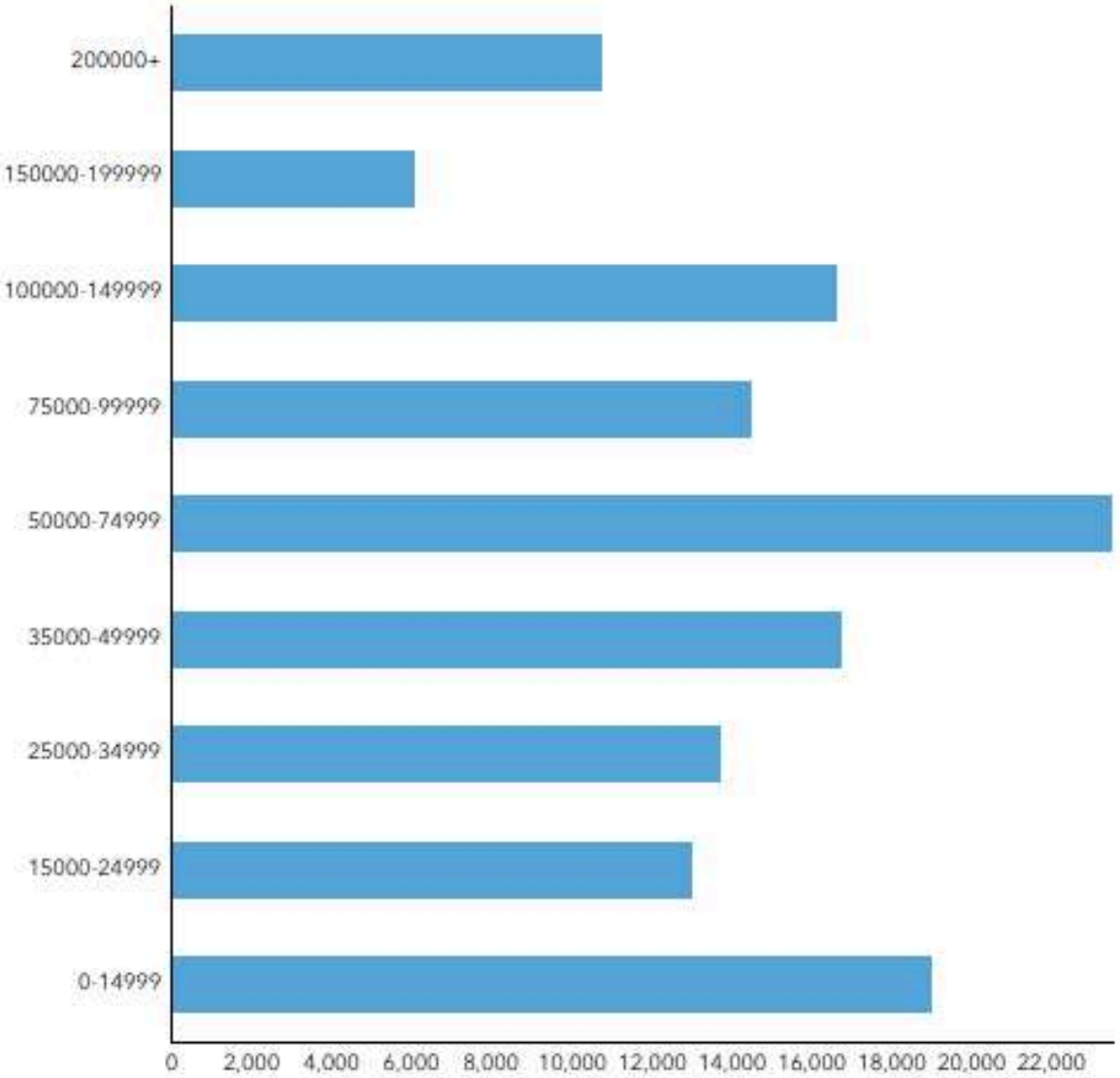
\$34,728

Per Capita Income

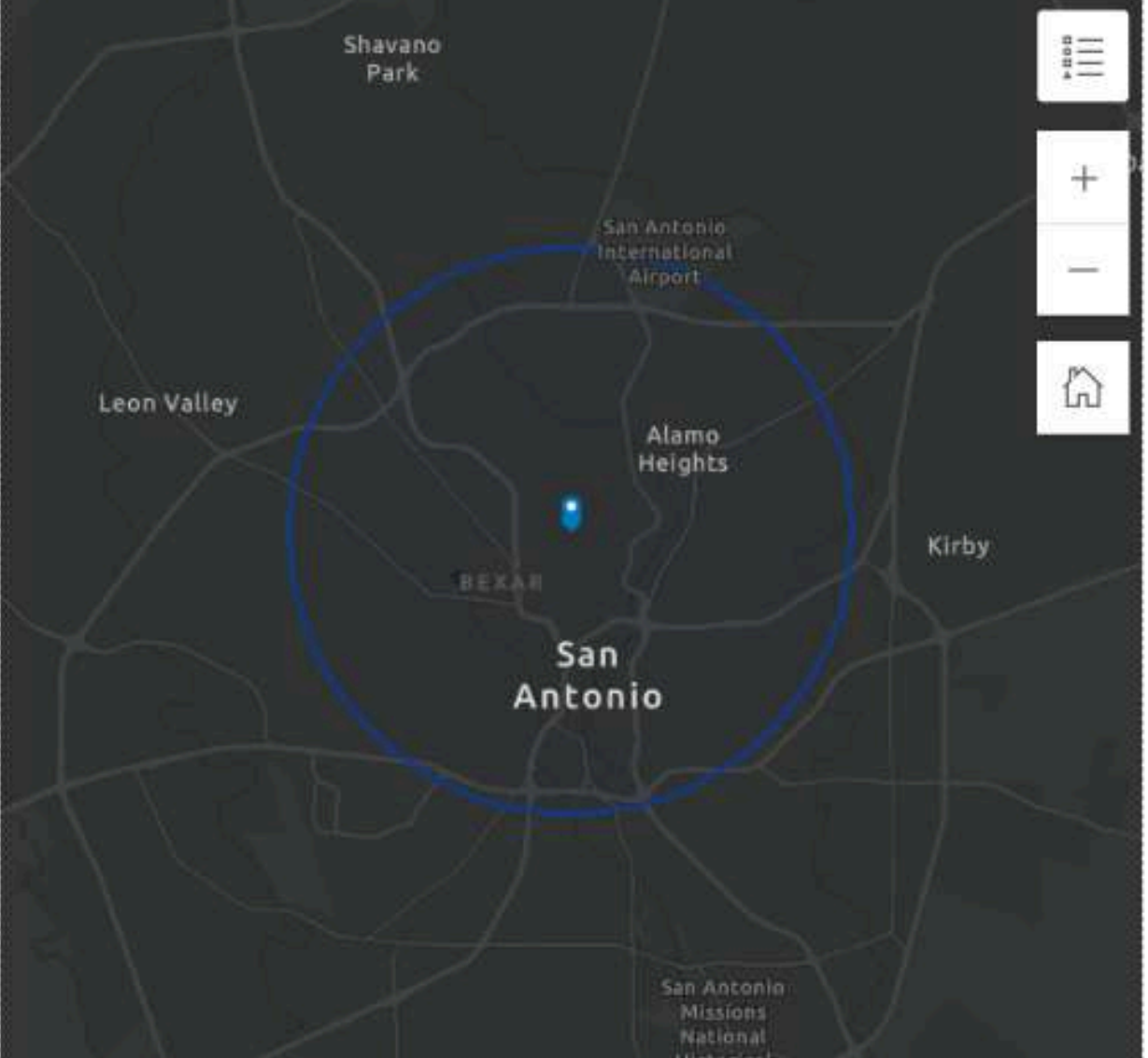


\$63,137

Median Net Worth



HOUSEHOLD INCOME



EMPLOYMENT



58.9%

White Collar



23.3%

Blue Collar



22.7%

Services

4.7%

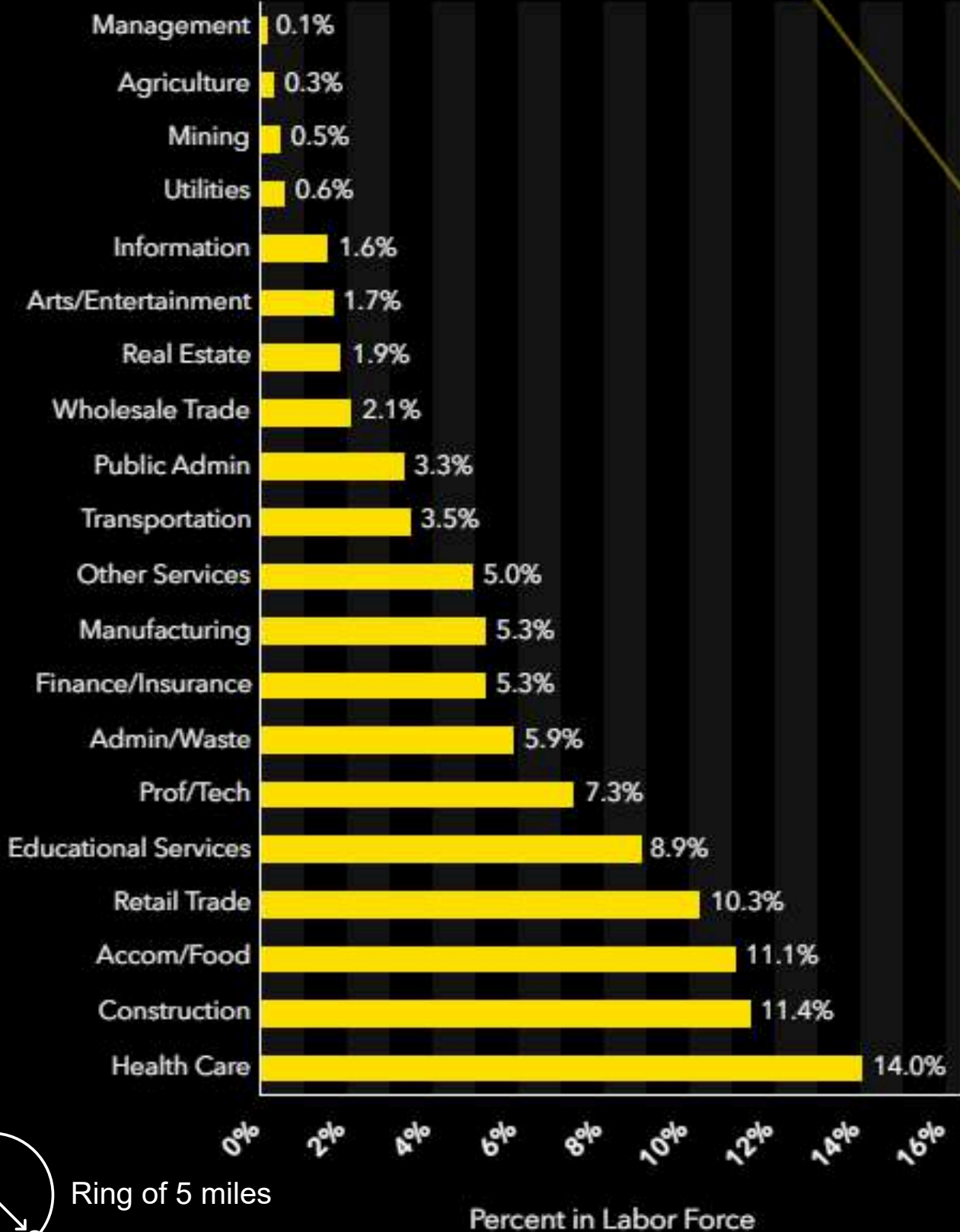
Unemployment Rate

Source: This infographic contains data provided by Esri (2025, 2030). © 2026 Esri

DEMOGRAPHICS

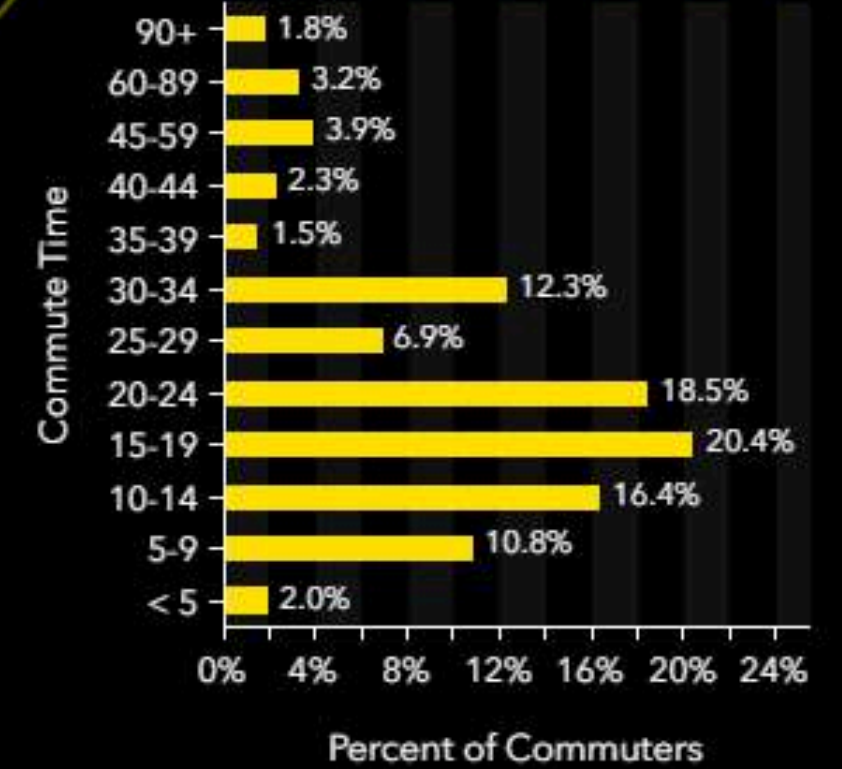
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Labor Force by Industry



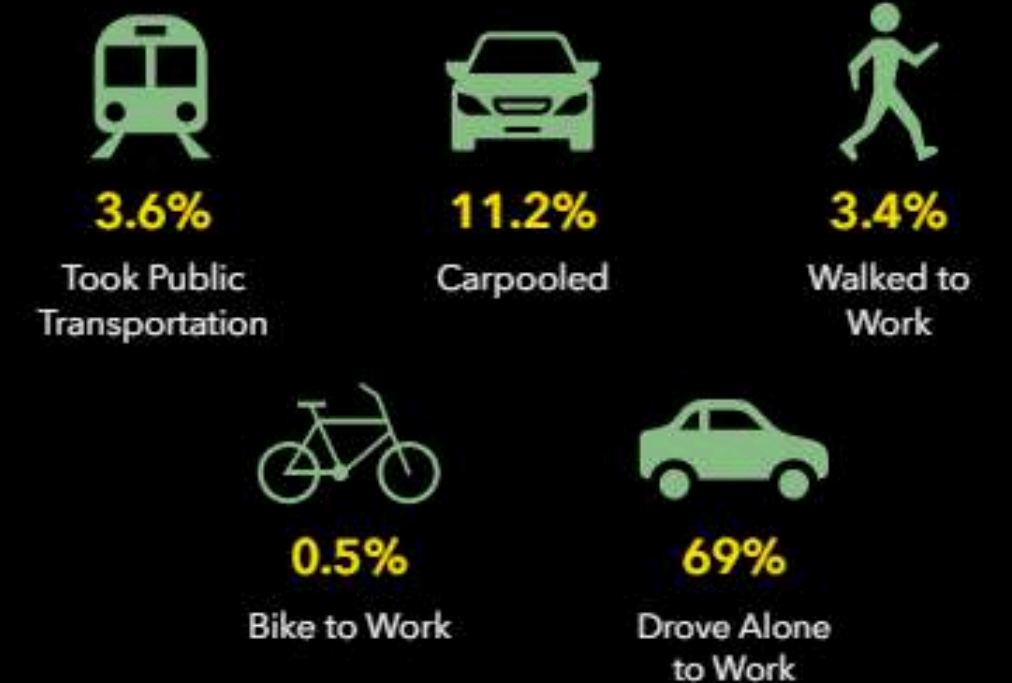
Employment

Commute Time: Minutes



Workforce Overview

Transportation to Work



Businesses



INDUSTRY PROFILE

400 W Lynwood Ave, San Antonio, TX 78212



BROKERED BY



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