

Great Investment Opportunity at Fall Creek \$389,000



Outstanding investment opportunity at very desirable Fall Creek area. Excellent rental history with all 6 units has been fully rented out over the past 14 years. Very well maintained stucco house with two bright, spacious, and high ceiling 3BR units on 1st and 2nd floor and two units on 3rd floor. There are additional two spacious 2 BR units with balcony in the rear building behind the stucco house. All units are leased until 7/31/06 and will be renewed to 7/31/07 at annual rents of 52,680. For the front building, owner pays the heat and the tenants pay the rest. For the rear building, the tenants pay all the utilities. Coin-op laundry. Please call Jenny to arrange the showing.

- Outstanding investment opportunity at Fall Creek
 - 4 units in the front and 2 units at rear building
 - Excellent rental history with no vacancy for 14 yr.
 - Prime location and ample off street parking
 - Bright, spacious, and very well maintained
- Natural gas heating
 - Fire alarm system
 - Hardwood floor through out
 - Coin operated laundry on site
 - Priced to sell at \$389,000



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