


Property Details

CONTROL:	Exclusive	VALUE: \$955,000
		LOAN: \$0
		EQUITY: \$955,000
TITLE:	2.54 Acres Zoned C-2	
TYPE:	Land	
HAVE:	This expansive 2.54-acre vacant land holds the promise of endless possibilities, perfectly situated in a prime location that combines convenience and potential, this property is your blank slate.	
WEBSITE URL:	https://www.crex.com/properties/1215812/kentucky-254-acres-c-2	
ADDRESS:	6823 Dixie Hwy, Florence, Kentucky	
BENEFITS TO NEW OWNER:	Over 18k vehicles per day on Dixie Hwy. Lays flat ready to develop with all utilities.	
GROSS SCHEDULED INCOME:	\$0 Actual	
VACANCY LOSS:	\$0	
GROSS EFFECTIVE INCOME:	\$0	
EXPENSES:	\$0	
NOI:	\$0	
DEBT SERVICE:	\$0	
CASH FLOW:	\$0	
CAP RATE:	0.00%	



BENEFITS SOUGHT: Passive cash flow

MOTIVATION: Wants cashflow

OWNER: Cooper Holdings LLC

COUNSELOR: Jim Carmichael
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