

Property Details

CONTROL: Exclusive VALUE: \$1,800,000
LOAN: \$450,000
EQUITY: \$1,350,000

TITLE: 9225 Lake Boulevard
TYPE: Development
5.26-acre Green Lake frontage property built for value-add investors and
exchangers. It includes a 3-bed, 2-bath home ready for a luxury renovation,
HAVE: plus a 40x50 pole barn and over 3,000 sq ft of garage space for storage,
hobby, or income potential.
ADDRESS: 9225 Lake Blvd, Chisago City, Minnesota
BENEFITS TO NEW OWNER: Assumable loan, development opportunity, massive upside, desirable area.

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%



ENCUMBRANCES	BALANCE	PAYMENT	RATE	DUE	ASSUMABLE
LOAN 1	\$450,000	\$0	5%	12/31/1969	Yes

MOTIVATION: Wants a smaller home and land in a similar area of Minnesota and/or Wisconsin.

OWNER:

COUNSELOR:	William Schultz	Phone: 6512166814
	625 Bielenberg Drive	Cell: 6512166814
	Saint Paul, Minnesota, 55125	Email: william.schultz@kw.com