

Property Details

CONTROL: Exclusive VALUE: \$670,000
LOAN: \$456,000
EQUITY: \$214,000

TITLE: Three Income Producing Cottages
TYPE: Multi-Family
HAVE: 3 SFH homes on one parcel. High Rental demand.
ADDRESS: 9, 9.5, 11 Elk Path, Manitou Springs, Colorado
BENEFITS TO NEW OWNER: Property Management in place, value add, high demand

GROSS SCHEDULED INCOME: \$51,600 Projected
VACANCY LOSS: \$2,550
GROSS EFFECTIVE INCOME: \$0
EXPENSES: \$12,000
NOI: \$37,050
DEBT SERVICE: \$35,484
CASH FLOW: \$1,566
CAP RATE: 5.53%

ENCUMBRANCES	BALANCE	PAYMENT	RATE	DUE	ASSUMABLE
LOAN 1	\$454,000	\$2,957	7%	06/01/2055	No

BENEFITS SOUGHT: Move to next deal. activate equity
MOTIVATION: moderate
CAN ADD: Cash, 2 SFH in Illinois

OWNER: Affitto Restivo #2 LLC

COUNSELOR: Tommy Restivo Phone: 5025994446
1099 S Wells St Email: trestiv13@gmail.com
Boise, , 83642