## **Property Details**

CONTROL: Owner VALUE: \$395,009

LOAN: \$0

EQUITY: \$395,009

TITLE: 3 single family rental homes in Socorro, NM

TYPE: Multi-Family

HAVE: 3 contiguous single family homes. All leased with professional management

in place. Homes were renovated in 2022.

ADDRESS: 104, 106 and 108 B Street, Socorro, New Mexico BENEFITS TO NEW Path to cash. Split a partnership. Owner financing.

OWNER:

GROSS SCHEDULED INCOME: \$31,800 Actual

VACANCY LOSS: \$0 GROSS EFFECTIVE INCOME: \$0

EXPENSES: \$10,016 NOI: \$21,784 DEBT SERVICE: \$0 CASH FLOW: \$21,784 CAP RATE: 5.51%



BENEFITS SOUGHT: Put equity to work. Looking for a project property or go up into a larger

asset.

MOTIVATION: I took this on as a project and it is completed. I would like to put this

equity to work.

CAN ADD: Owner financing, cash, additional single family rental property, land.

OWNER: Mountain Man Properties LLC

COUNSELOR: Brandon Sanchez Phone: 505-384-3042

PO Box 1781 Cell: 505-720-4332

Moriarty, New Mexico, 87035 Email: thesanchezgrouprealty@gmail.com