

## Property Details

CONTROL: Exclusive

VALUE: \$349,000

LOAN: \$0

EQUITY: \$349,000

TITLE: House on Lake White in Waverly, OH. Can be a nice STR !!

TYPE: Homes/Condos

3 bedroom 1 bath home on Lake White in southern OH, additional vacant lot for expansion of current home, or to build a second home/garage.

HAVE: lot for expansion of current home, or to build a second home/garage  
Covered dock for your boat with lift, and additional lift for a jet ski.

Furnishings can stay. Turn key for STR.

ADDRESS: 291 Bevans Lane, Waverly, Ohio

BENEFITS TO NEW OWNER:	Home built in 1989 as a weekend/summer getaway. All furnishings can stay with the property so this is a turn key opportunity for a short term rental.
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GROSS SCHEDULED INCOME: \$0 Actual

VACANCY LOSS: \$0

GROSS EFFECTIVE INCOME: \$0

EXPENSES:	\$1,176
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DEBT SERVICE: \$0

CASH FLOW: \$-1,176

CAP RATE: 0.00%



**BENEFITS SOUGHT:** Cash, something that can go to cash soon, or some other income to family.

MOTIVATION: Elderly owner wishes to liquidate because the family doesn't use it any longer. Kids and grandkids have moved away.

REMARKS: 3 parcel sale. House on one parcel with vacant lot adjacent for expansion of current home, a separate home/garage, etc. The boat dock is the 3rd parcel. Lake White dam was re-built recently. Boating, skiing, fishing, jet-skiing, swimming are all allowed.

OWNER: Rebecca Hirsch, et al

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