

Property Details

CONTROL: Exclusive VALUE: \$170,000
LOAN: \$0
EQUITY: \$170,000

TITLE: Dulex Newport, Ky

TYPE: Multi-Family

HAVE: Duplex with two long term tenants in it. Very little issues, management in place.

ADDRESS: 110 W 7th St, Newport, Kentucky

BENEFITS TO NEW OWNER: Cash flow with appreciation

GROSS SCHEDULED INCOME: \$21,156 Actual

VACANCY LOSS: \$0

GROSS EFFECTIVE INCOME: \$0

EXPENSES: \$7,404

NOI: \$13,752

DEBT SERVICE: \$0

CASH FLOW: \$13,752

CAP RATE: 8.09%

BENEFITS SOUGHT: Move up or lateral

MOTIVATION: Consolidating portfolio

CAN ADD: 5 unit MF

OWNER: IDM Holdings LLC

COUNSELOR: Jim Carmichael
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