

MULTIFAMILY -- Quadplex

Click photo to enlarge or view multi-photos.

MLS# 21455464 **List Price** \$300,000
Status Active **Orig Price** \$300,000
Address 737 40TH PLACE **List \$/Sqft**
 FAIRFIELD AL **Total Units** 4
Zip 35064 **Unit/Lot#** **Elem**
County Jefferson **Jr/Middle**
Market Area 290 Ensley, Fairfield, Midfield, We **IntrM**
Subdivision FAIRFIELD **High**
Parcel ID 30-00-12-1-009-003.000 **YearBlt/Desc** 1920/ Existing
TaxDistrict FAIRFIELD **LeadPntDisc** Y
FloodPlain N **WaterHeater** Electric (WTRHTR)
Legal Description LOT 20 BL 3 FAIRFIELD 1ST ADD



Driving Directions FROM I20/29 GOING WEST FROM DOWNTOWN TAKE AVE I EXIT THEN LEFT GO UNDER INTERSTATE ON AVE I THIS MERGE INTO VALLEY RD TK 1ST RIGHT ON 40TH PLACE GO THROUGH 2 INERSECTIN PROPERTY

EFF	SQFT	BD#	FB#	HB#	Furnished	Features	#Units
Type 1	1,009	2	1	0	None	Refrigerator, Stove, Washer/Dryer Connection	4
Type 2							
Type 3							
Annual Tax Amount	\$1,616	Gross Income	3,160	Per Month	Expenses	711	Per Month
SALES TYPE	N/A	Redemption (Y/N)	N		Foreclosed Deed Date		
Termite Contract (Y/N)	N	TermiteCompName					
CONSTRUCTION	Brick and Frame		FOUNDATION	Crawl Space		HEATING	Heat Pump (HEAT)
FINANCING	Cash, Conventional		OWNER PAYS	No Utilities (Owner)		COOLING	Window Units (COOL)
FLOORS	Some Hardwood, Tile		TENANT PAYS	All Utilities (TENANT)		SEWER/SEPTIC	Connected
		PARKING	2 Spaces per Unit, On Street Parking		WATER	Public Water	

Great investment opportunity in this classic 2 story brick and frame build with beautiful front porches for each unit! All units in the building have been updated with NEW WINDOWS and doors. Two have been updated like the photos- with paint, flooring, cabinetry and upgrades in kitchens and baths, new appliances. All electrical throughout the building has been brought to code. Each unit is 1,009 square feet! Large living rooms, beautiful private porches off the living room! Two large bedrooms are separated for more privacy. Lots of closets and storage! Plumbed for washer and dryer in it's own space near the bathroom. Full bath. Back exit leads to the vast parking lot with space for 10+ cars! Tons of parking space! Rents are from \$550-\$1,000. Exterior has recently been all cleaned. New chimney caps! Separate water meters for each unit. Section 8 compliant.

Agt Interest/Owned (Y/N) Yes

Agent Notes units A, B & C have been fully renovated. Everything has been brought up to code. Electric was brought to code for the entire building approx. 3 years ago. Unit A: Vacant (will be rented for \$1000 mo) Unit B: \$850 (\$828 paid by Sec 8), Unit C: \$1000 (\$980 paid by Sec 8), Unit D: \$550 (\$528 paid by Sec 8) (long term tenant - PM working to raise their section 8 stipend) Unit A is available to view until it has been leased. After that no showings until under contract. Please do not disturb the current tenants. Buyer/Buyer's Agent to verify all details of importance, including but not limited to: Taxes, Schools, Square Footage, Etc..

Use this space provided above to record your own notes or comments about this property

LstOff KWRBM	Keller Williams Realty Vestavia	OFFIC: 205-397-6500	PITI	Loan	Balloon	Amort
LstAgt 34607	Margie Beth Shaw - CELL: (205) 234-2906		Lockbox	NONE		
Phone 1: CELL: (205) 234-2906	MargieBeth@kw.com	Showing Instructions	Call Listing Agent			
Phone 2: OFFIC: 205-397-6500	Phone 3: O FAX: 205-397-6501	Owner Name	Sabrina Sargent			
Co-Off		Listing Type/II	Exclusive Right to Sell / Full Service			
Co-Agt		Broker Relationship	Agency			
Co-Off		Seller Considering Concessions	Yes			
Co-Agt		FINANCING	Cash, Conventional			

Status Active

DATE HISTORY

Listing Date	6/8/2026
Expiration Date	12/31/2026
Contract Date	
Closed Date	
Cancelled Date	
Withdrawn Date	

Sales Price		Contract Date		Closed Date		DOM/CDOM	0 /
Sale Price/Sqft		Terms of Sale		Concessions		Concessions Amt	
SellOff		SellAgt		Co-SellAgt		Co-SellAgt	
Co-SellOff		Sale Notes					