

Property Summary

2309 43rd St NW, Canton, OH 44709

FOR SALE



PROPERTY DESCRIPTION

Discover an exceptional investment opportunity with this 1,080 square foot property featuring 1 unit, built in 1951, and zoned R2. Situated in the Canton area, this property boasts 100% occupancy, offering a prime income-generating prospect for the astute investor. With its desirable features and strong rental performance, this property presents an ideal addition to any multifamily or single-family rental portfolio. Don't miss the chance to capitalize on this turnkey investment in a sought-after location.

PROPERTY HIGHLIGHTS

- 1,080 SF building
- 1 unit
- Built in 1951
- Zoned R2
- Canton area location
- 100% occupancy

OFFERING SUMMARY

Sale Price:	\$130,000
Number of Units:	1
Lot Size:	4,498 SF
Building Size:	1,080 SF
NOI:	\$12,560.00
Cap Rate:	9.66%

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	492	1,580	4,473
Total Population	891	3,029	9,125
Average HH Income	\$51,422	\$56,992	\$76,859

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