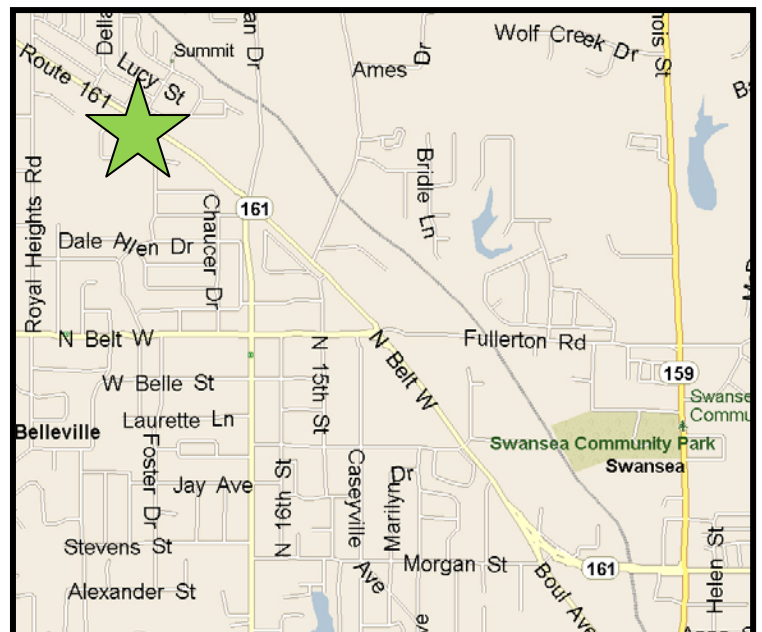


For Sale Investment Opportunity



14 West Pheasantwood Drive Belleville, Illinois 62226

- ◆ Excellent 8 Unit Apartment Fully Leased
- ◆ 1 Bedroom/1 Bathroom Units
- ◆ Stack Washer / Dryers in each unit
- ◆ \$43,000 Est. Gross Income; 6.24 GRM
- ◆ **Sale: \$264,900**



Paul Murphy
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Paul@barbermurphy.com



1173 Fortune Blvd. | Shiloh, Illinois 62269 | Office (618) 277-4400 | Fax (618) 277-4407
www.barbermurphy.com

Information herein is not warranted and subject to change without notice. We assume no liability on items included in quoted price. Broker makes no representation as to the environmental condition of the offered property and recommends Purchaser's/Lessee's independent investigation.

BARBERMurphy GROUP

COMMERCIAL • INDUSTRIAL • INVESTMENT PROPERTIES

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14 West Pheasantwood Drive

Apartment 8 Units

14 West Pheasantwood Drive
Belleville, IL 62226

SALE INFORMATION

For Sale: Yes
Sale Price: \$264,900
Sale Price/SF: \$56.10
GRM: 6.24
CAP Rate:

UNIT MIX/RENTS

Bed/Bath	SQFT	Rent
(8) 1 - 1	590	\$450



PROPERTY INFORMATION

File No: 939-1
Parcel No: 08-08.0-419-004
County: Saint Clair
Lot Size: 0.34 Acres
Year Built: 1980
Exterior: Brick / Frame
Parking: 12
Property Tax: \$6,395

Rehab Year:
Floors: 2
Zoning: Multifamily
Zoning By: City of Belleville
Tax Year: 2012

Est. Gross Income: \$43,200

Unit Amenities: Stack W/D In Units

Comments

Excellent 8 Unit Apartment building available for Sale. Property consists of 1 Bedroom / 1 Bathroom Units with stack Washer / Dryers in each unit. Full Brick, Fresh Paint. Owner Pays for Trash (\$102/Month)

Listing Broker(s)

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