



8 NEW HOUSES 9% CAP w/AIR BNB UPSIDE

59 Redbud trl, Dunlap, TN 37327



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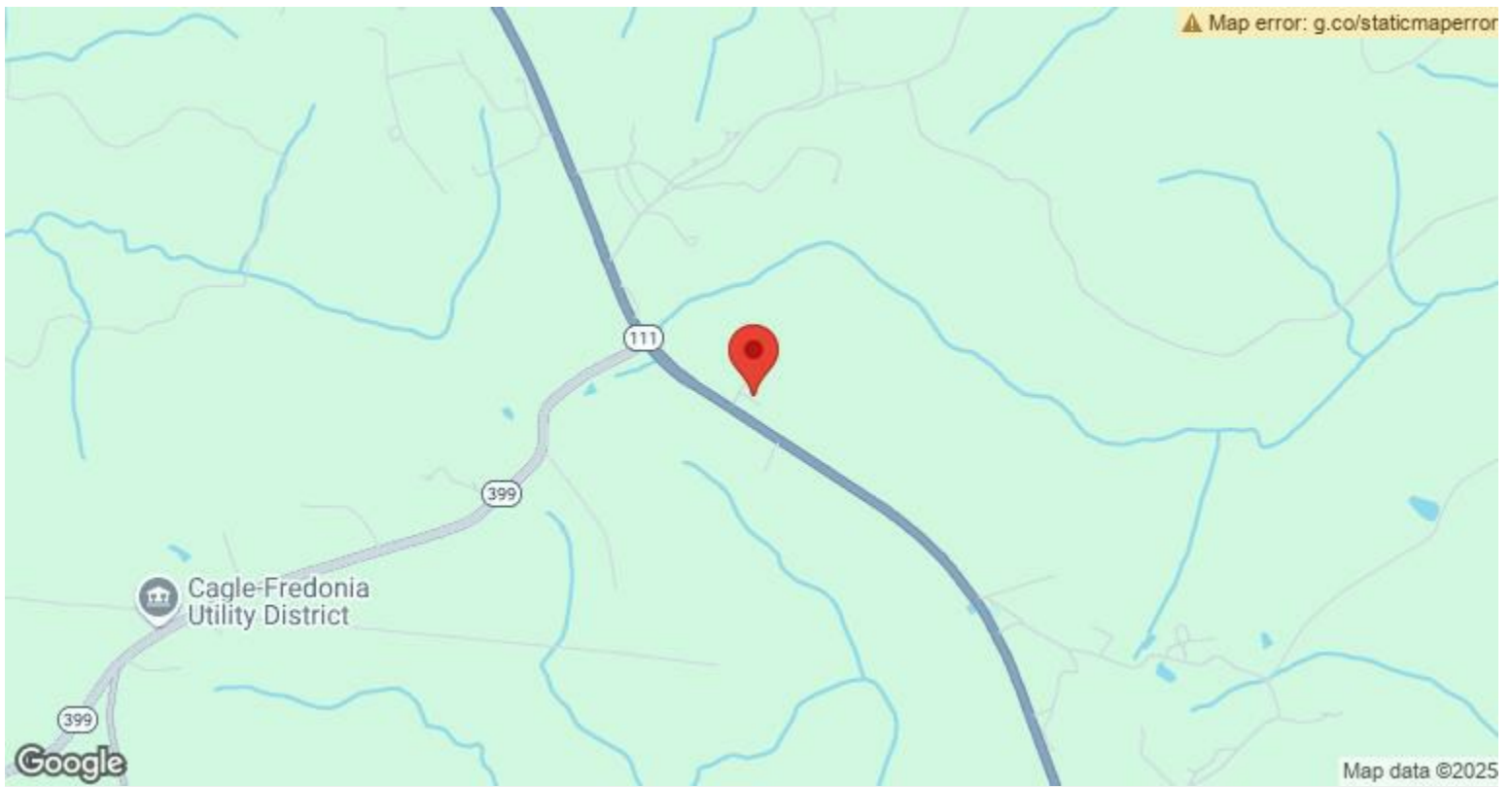
\$749,900

8 Houses, 4.26 Acres, Great Air BnB opportunity, Close to attractions... 1st built 2022, with some recently finished. Tenants pay all utilities. Upside potential with some final finishings. Currently under renting for 800 per mo. should conservatively bring 1000-1200 per mo. House #8 in process of being completed. Footer and foundation has been done for one more house that would be the 9th house. Some houses have complete closed in foundations and some are open on pillar and footer. Each house is 1 bed 1 Bath 784 sqft including the covered porch area. 23 minutes from the most visited Fall Creek Falls State Park in Tennessee, 8 minutes from Savage Gulf State Park and 10 Minutes to Downtown Dunlap. Hospitality possibilities with these if...

- Close to Most Visited State Park in Tennessee and other state parks minute down the road
- New Construction with Metal Roofs and Tounge and Groove finishing
- 9th house already started for more upside
- Under Utilized and could be bringing much higher rents with some completed finishing touched



Price:	\$749,900
No. Units:	8
Property Type:	Multifamily
Property Subtype:	Apartment
Apartment Style:	Single Family Home
Building Class:	C
Sale Type:	Investment
Cap Rate:	8.67%
Lot Size:	4.26 AC
Gross Building Area:	6,272 SF
No. Stories:	1
Year Built:	2022
APN / Parcel ID:	018-038.02
Walk Score ®:	2 (Car-Dependent)



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Property Photos



Property Photos



Property Photos



Property Photos



Property Photos



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Property Photos



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