

1173 Fortune Boulevard, Shiloh, IL 62269 - 618-277-4400

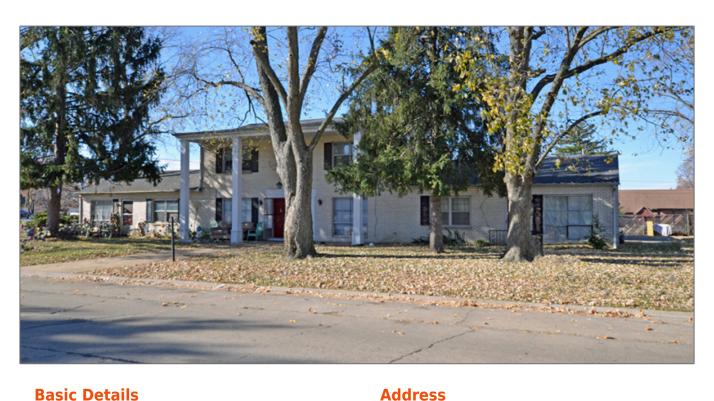
Multi-Family Investment

3 Potomac Dr, Fairview Heights, Illinois 62208 St. Clair County

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Basic Details

| Listing No: | 2836 |
|-------------------|--------------------------|
| Sale Or Lease: | For Sale |
| Property Type(s): | Investment, Multi-Family |
| Sale Price: | \$224,900 |
| CAP Rate: | 7.80% |
| GRM: | 7.60 |
| NOI: | \$17,656 |

Facility Information

| Heating: | HVAC |
|----------|---------|
| Cooling: | Central |

Property Information

Country: State: County:

City:

Zipcode:

Street Number: Street:

Street Suffix:

| Parcel No: | 03-29.0-206-071 |
|--------------------------|-----------------|
| Zoning: | Multi-Family |
| Parking: | 8 Spaces |
| Parking Surface Type: | Asphalt |
| Property Tax: | \$5,374 |
| Tax Year: | 2022 |

St. Clair

62208

Potomac

Dr

Fairview Heights

Structural Data

| Year Built: | | 1982 |
|-------------|---|--------|
| Roof: | S | hingle |
| Exterior: | | Brick |

Income and Expenses

| Gross Rental Income: | \$29,280 |
|----------------------|----------|
| Insurance: | \$2,500 |
| CAM: | \$3,000 |

| Floors: 2 Utilities: \$ | 2 Utilities: \$750 |
|-------------------------|--------------------|
|-------------------------|--------------------|

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