

FOR SALE

MULTI-FAMILY INVESTMENT PORTFOLIO

327 O'Farrell St.

115 S. Aurora St.

115 Maryknoll Dr.



115 Mayknoll Dr., Maryville, IL 63385



327 O'Farrell, Collinsville, IL 62234



151 S. Aurora St., Collinsville, IL 62234

BARBERMURPHY

COMMERCIAL REAL ESTATE SOLUTIONS

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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.

UNIT MIXES

MULTI-FAMILY INVESTMENT PORTFOLIO

327 O'Farrell



TOTAL SF: 1,920 SF

UNITS: 4

2 Bed/1 Bath Units

ACRES: 0.33 Acres

PARCEL

13-2-21-33-13-301-009

151 S. Aurora St.



TOTAL SF: 4,352 SF

UNITS: 4

2 Bed/1 Bath Units

ACRES: 0.33 Acres

PARCEL

13-2-21-34-05-102-017

115 Maryknoll Dr.



TOTAL SF: 3,456 SF

UNITS: 6

2 Bed/1 Bath Units

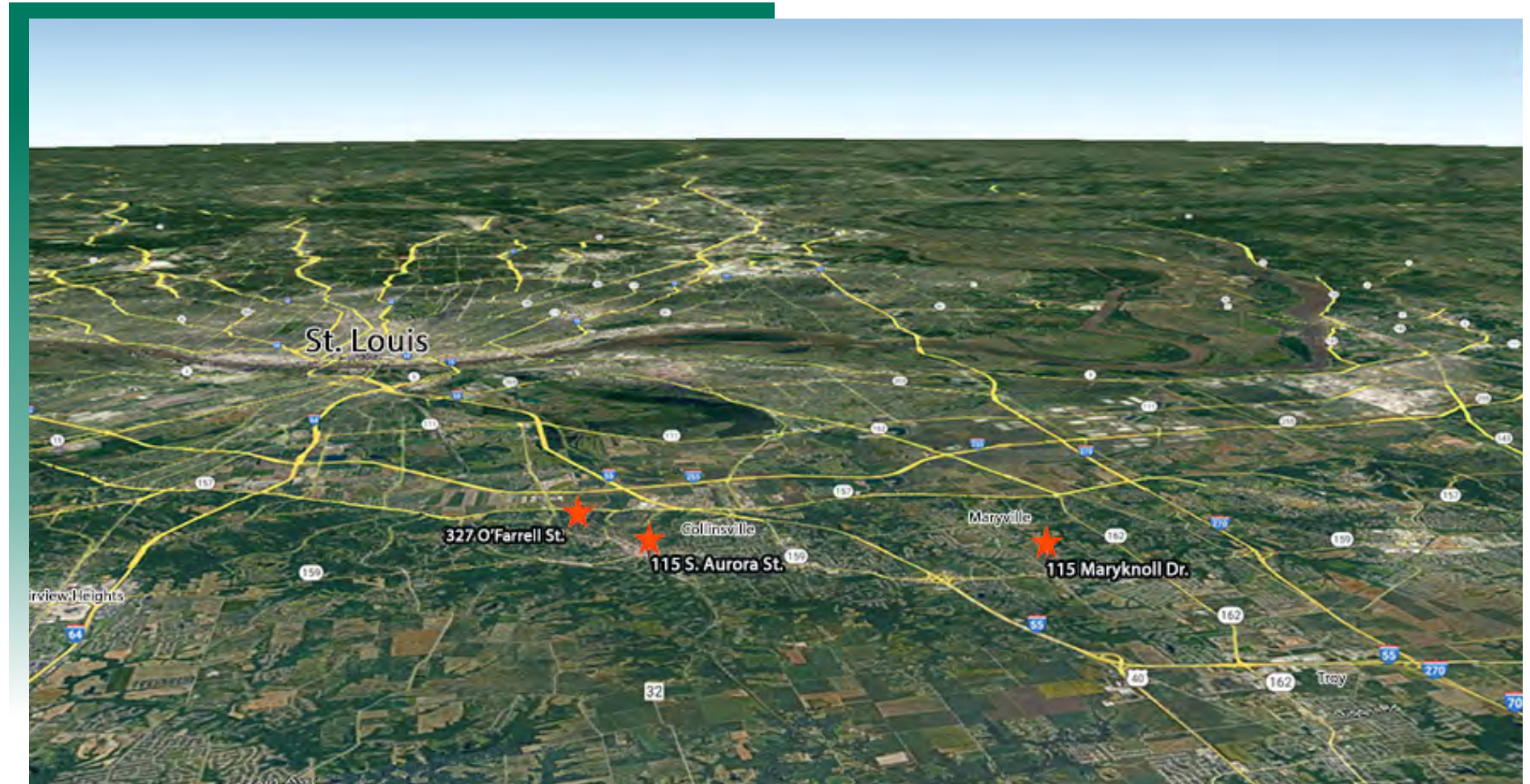
ACRES: 0.33 Acres

PARCEL

13-2-21-11-09-103-027

AREA MAP

MULTI-FAMILY INVESTMENT PORTFOLIO



LOCATION OVERVIEW

14 unit portfolio between Maryville, IL and Collinsville, IL. It's close proximity to St. Louis, MO (roughly 15 miles), offers convenient access to a major metropolitan area.



Brick
Exterior



14 Units

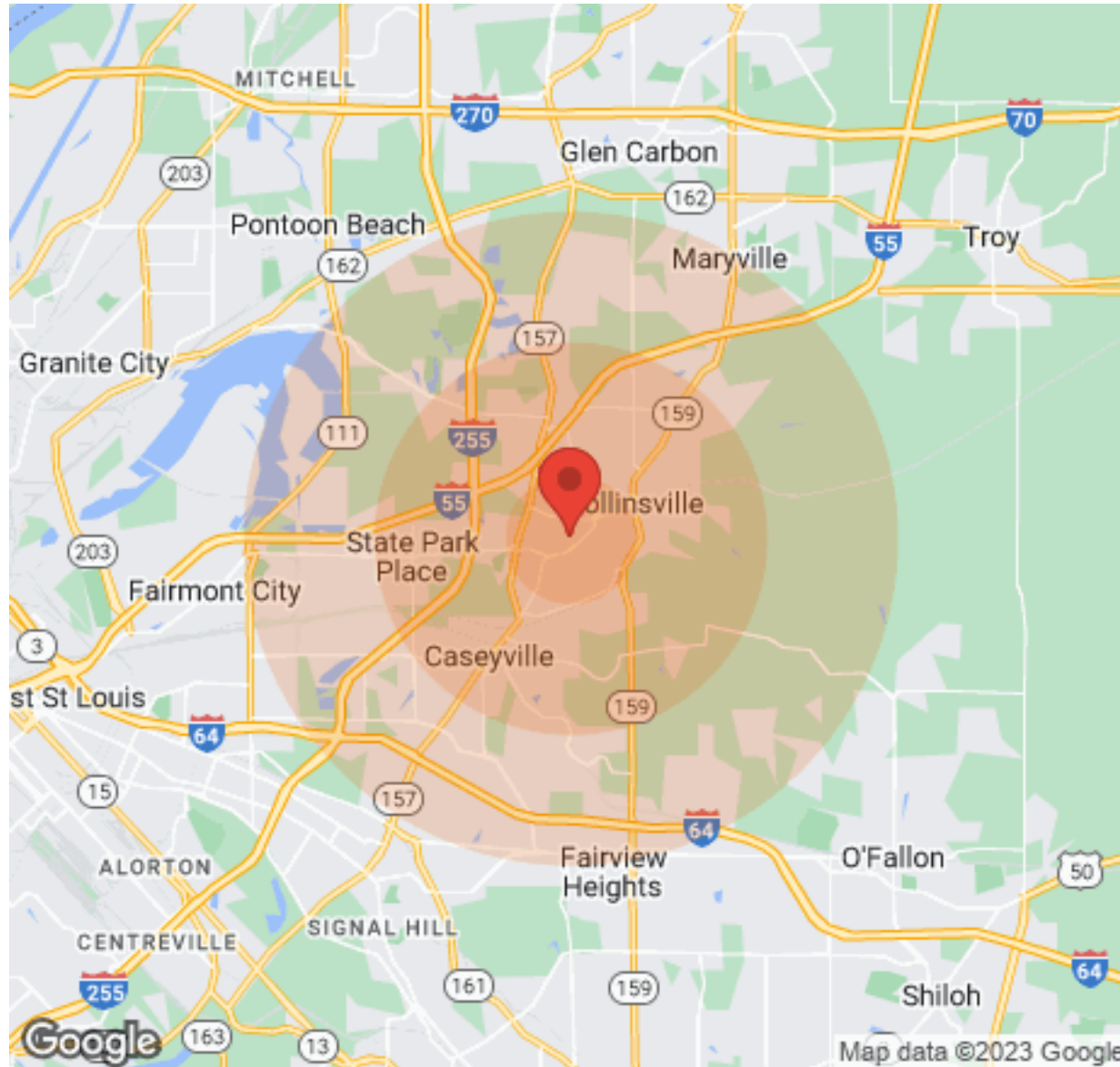


Attached,
exposed



I-55 & I270

DEMOGRAPHICS



Population	1 Mile	3 Miles	5 Miles
Male	5,085	16,588	30,175
Female	5,303	17,127	30,730
Total Population	10,388	33,715	60,905

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	1,906	5,924	11,380
Ages 15-24	1,298	4,152	7,963
Ages 25-54	4,351	13,945	24,107
Ages 55-64	1,263	4,185	7,512
Ages 65+	1,570	5,509	9,943

Income	1 Mile	3 Miles	5 Miles
Median	\$43,151	\$47,519	\$47,519
< \$15,000	598	1,754	2,904
\$15,000-\$24,999	493	1,688	2,606
\$25,000-\$34,999	436	1,461	2,476
\$35,000-\$49,999	798	2,280	3,651
\$50,000-\$74,999	975	2,963	4,681
\$75,000-\$99,999	425	1,736	3,026
\$100,000-\$149,999	412	1,601	3,272
\$150,000-\$199,999	194	486	1,056
> \$200,000	70	184	456

Housing	1 Mile	3 Miles	5 Miles
Total Units	4,690	15,132	26,219
Occupied	4,249	13,948	24,189
Owner Occupied	2,745	9,730	17,803
Renter Occupied	1,504	4,218	6,386
Vacant	441	1,184	2,030

INVESTMENT PROPERTY SUMMARY

LISTING # 2780

PROPERTY INFO

Tenants/Units: 14
APN: 13-2-21-11-09-103-027
13-2-21-33-13-301-009
13-2-21-34-05-102-017
County: IL - Madison
Zoning: R2
Complex: Stand alone

STRUCTURAL DATA

Year Built (151 S. Aurora): 1987
Year Built (327 O'Farrell Street): 1969
Year Built (115 Maryknoll Dr.): 1990
Floors: 2
Roof: Shingles
Construction Type: Mixed

FACILITY INFO

Parking: Attached, Exposed
Elevator: None
Heating: Central
Cooling: Central

LAND MEASUREMENTS

Lot Size: 1 Acre combined



SALE INFORMATION

Sale Price: \$1,100,000
Price / Unit: \$78,571.43

CONTACT BROKER FOR FINANCIALS