

**10 SITES
FOR SALE**



RESIDENTIAL INVESTMENT PORTFOLIO

PROPERTY HIGHLIGHTS

- Ten single-family residential rental properties;
- Addresses on Buddy Lane, Stock Street and Warrick Street in Port Richey;
- A mix of single-family homes and mobile homes;
- Within walking distance to shopping, dining entertainment and services;
- Located less than one block east of US 19;
- Owner financing available;
- Cap rate of 11%;
- Solid investment opportunity.

Offered at: \$300,000



FOR INFORMATION, CONTACT:

Jeff Grey

Mobile: (727) 481-4562

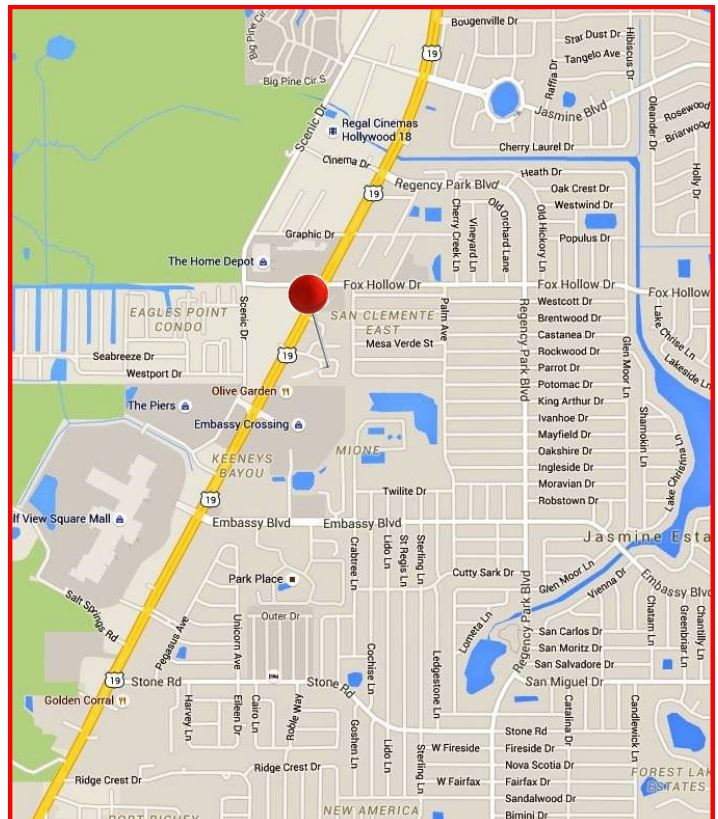
Jeff@figrey.com

Leander "Lee" Koutsos

Mobile: (727) 858-6892

Leander@figrey.com

Office: (727) 849-2424



6328 US HWY 19, NEW PORT RICHEY, FL 34652 (727) 849-2424 WWW.FIGREY.COM

BUDDY LANE/STOCK STREET/WARRICK STREET, PORT RICHEY FL 34668



DEMOGRAPHICS

<u>Radius</u>	<u>1-Mile</u>	<u>3-Mile</u>	<u>5-Mile</u>
Population:	11,668	58,308	114,481
Households:	4,805	25,361	50,562
Avg HH Inc:	\$37,973	\$41,087	\$46,773

PROPERTY STATISTICS

Current Use: Residential	# Parcels: 10
Total Land: 1.14 Acres	Zoning: C-2
Traffic Count: 57,000 - US19	Taxes: \$4,297.84

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