



Jim Esposito

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Victoria Park

312 NE 16th Terrace, Fort Lauderdale, FL 33301

\$939,000

5 Units | Multifamily

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Exterior front



Multifamily Property For Sale

Price:	\$939,000	Cap Rate:	7%
No. Units:	5	Occupancy:	80%
Building Size:	4,325 SF	Lot Size:	0.27 AC
Price/Unit:	\$187,800	APN / Parcel ID:	504202150780
Property Type:	Multifamily		
Property Sub-type:	Garden/Low-Rise		
Property Use Type:	Investment		

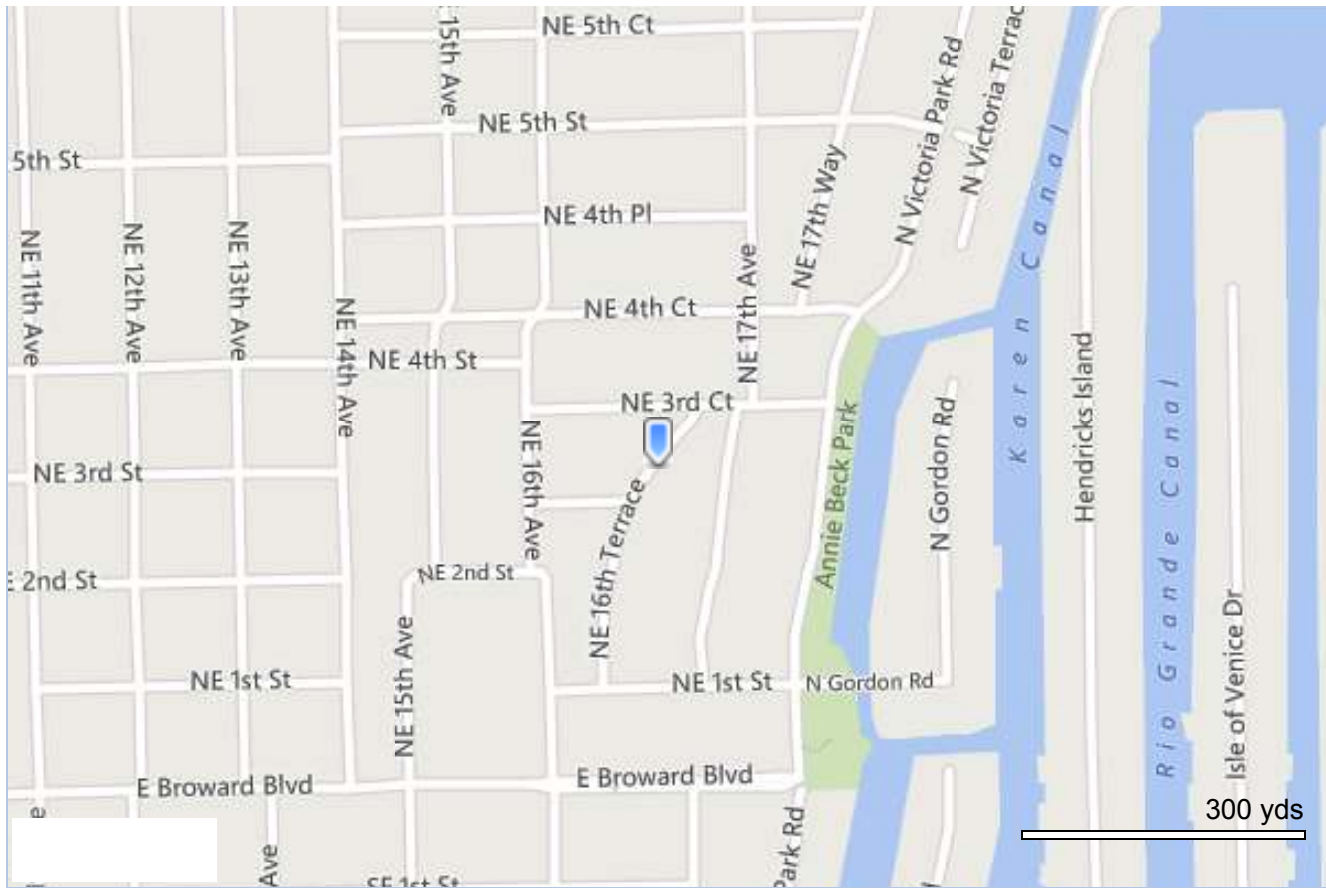
Description

Down stairs consists of 3 1bedroom 1 bath with private patios/yards and 1 2bedroom 1 bath with private patio/yard. Second story 2 bedroom 2 bath.

Architecturally unique building sits on a wonderful point lot at the Southeast side of Victoria Park. Very good location close to downtown Las Olas and the beach, parks and shopping.

Financial Summary

	Actual
Year	2014
Scheduled Gross Income	\$86,752
Effective Gross Income	\$62,042
Operating Expenses	\$24,710
Net Operating Income	\$62,042



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