



Jim Esposito

Office 954 785-8558

Cell 954 336-3776

jim@reftl.com

www.fortlauderdalebeachproperty.com



Very Clean Fourplex

809-815 NE 16th Street, Fort Lauderdale, FL 33304



Price:	\$599,000
No. Units:	4
Building Size:	3,200 SF
Price/Unit:	\$149,750
Property Type:	Multifamily
Property Sub-type:	Duplex/ Triplex/ Fourplex
Property Use Type:	Investment
Cap Rate:	5.10%
Occupancy:	100%
Lot Size:	0.24 AC

Description

3,200 SF Fourplex containing of two 1BR/1BA and two 2BR/1BA. All units are rented out. The inside has been renovated a year ago. New appliances and tiles were installed. Every unit has its separate central A/C. An ideal long term investment.

The Fourplex is located in Fort Lauderdale very close to Wilton Manors, south of five-point, west of Dixie Highway, east of Wilton Drive.

Financial Summary

	Actual
Net Operating Income	\$36,975

Map of Fort Lauderdale, FL, 33304 - exact location not found

