



2425 EDMONTON ROAD, COLUMBUS, OHIO

FOR SALE: \$635,000

Property Features:

- Multi Family For Sale
- 16 Town Home Complex
- Fully Leased with Garages
- No Basements
- Property is two parcels
- Tenants pay separate electric
- Well kept
- Corner of Cleveland Avenue & Edmonton



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This information has either been given to us by the Owner of the Property or received through sources that we deem to be reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

2425 Edmonton Rd

1

Columbus, OH 43229 | Franklin County | Northeast Market | Westerville Submarket

16 Units MUH - Townhouse Bldg built in 1987

For Sale at \$635,000 (\$45.93 PSF)



16 Town Home Complex with all 2 bedroom townhouse style units, fully leased with garages. The units lease for \$545/month each. 4 Residential Buildings with 4 units in each building. Each unit is 864 Sq Ft Approximately. Total Sq Ft for 4 residential buildings is 13,824, property includes the 2 garage buildings which are also for sale. Buildings are on slab with no basements. Property is on two parcels 600-146325 & 600-146317. Tenants pay separate electric. Well-kept project at the corner of Edmonton Road and Cleveland Avenue.

Property Type Townhouse	Land Area 0.91 Ac.
Bldg Size 13,824 SF	Zoning - -
Status Existing	Construction Type - -
# Units 16	% Occupied
Year Built 1987	Sale Price \$635,000
# Floors 2	Price/Unit \$39,687.50
# Bldgs 6	Price/SF \$45.93
Parking Spaces	Total Expenses \$0.00
Roof Type - -	NOI \$0.00
Parcel # 600-146317	Cap Rate

Listing Company **Best Corporate Real Estate - Randy Best, CCIM (614) 559-3350x 12**

Full Photo Tour

2425 Edmonton Road, Columbus, OH 43229
This listing is Active Listed for \$635,000 MLS # 214039051

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2425 - 2461 Edmonton Rd, Columbus OH 43229, includes 2 Parcels

2014 Projected Income and Expense
For 2425 Edmonton Rd, Columbus OH
16-Unit Apartment Complex \$96,230

Income: **\$96,230**

Expense:

Advertising:	\$221
Maintenance:	\$5,617
Insurance:	\$5,032
Accounting & Legal	\$1,552
Real Estate Tax:	\$18,262
<u>Utilities</u>	<u>\$10,926</u>
Total Expenses	\$42,548

Estimated Net Income \$53,682

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