



Net return: 15.6%

Westside Apartments 219 South F Street, La Harpe, IL

Property Information

Asking Price	\$399,900	County	Hancock County
Property Type:	Multi family	Subdivision	La Harpe
Total units	12	Construction	Frame
Total bedrooms	24	Roof	Asphalt Shingle
Total bathrooms	12	Water source	City water
Building size	10296	Water disposal	Sewer
Lot size	0.91 acres	Heating	Baseboards
Year built	1996	Cooling	Window A/C

Property Description

CASH COW!!! Beautiful 12 unit complex. 3 buildings. Each building has 4 x 2bed/1bath units. Property is in good shape. Separate electric meters and water. Low maintenance, baseboard heating, window a/c. Units rent for \$600 each. WILL GENERATE A 15.57%+ NET RETURN ON INVESTMENT!!! \$75K IN VALUE ADD!!!! Each building has a laundry room for more income. Do not miss out on this amazing opportunity!!! Financing is available!



Property Financial Summary

Asking price	\$399,900	Type	Proforma
Estimated rehab	\$5,000	After repair value	\$479,900
Total investment	\$404,900	Potential profit	\$75,000
Gross income (annually)	\$90,000	Gross income (monthly)	\$7,500
Operating expenses (annually)	\$26,968	Operating expenses (monthly)	\$2,247
Net income (annually)	\$63,032	Net income (monthly)	\$5,253
Gross return	22.23%	Net return	15.57%

