# 38 Peck Street - \$585,000

North Attleboro | Massachusetts | 02760

781.551.8888





38 Peck Street, North Attleboro MA, is a ±5,696 commercial industrial building on 0.41 Acres Lot, built in 1940.

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**Property:** Industrial

**Building Size:** ±5,696 SF

Lot Size: 0.41 Acres

Year Built: 1940

Heat Fuel: Oil/Gas

Frame Type: Wood







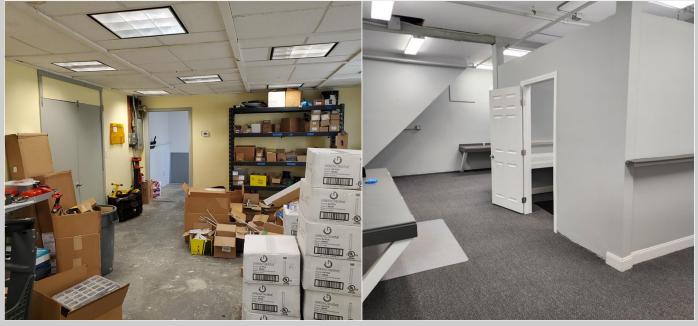
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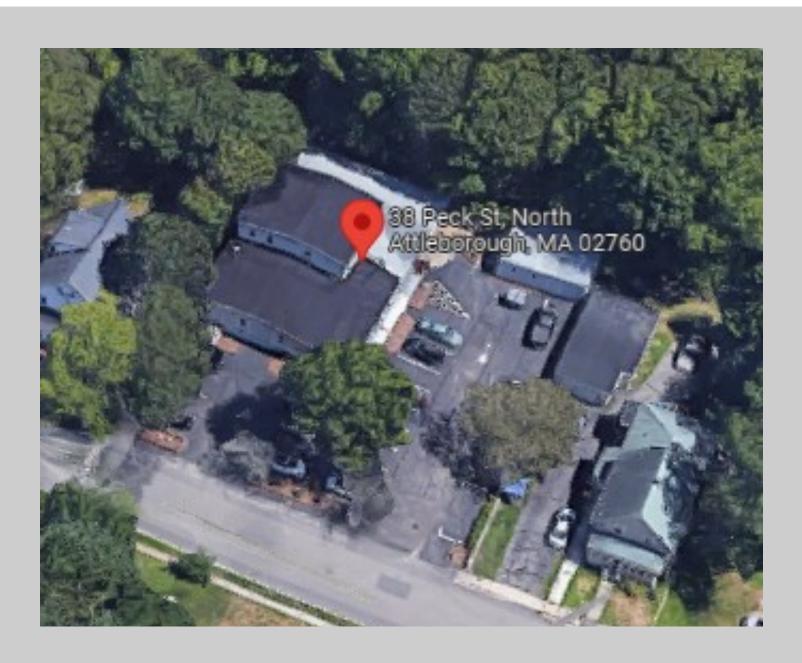




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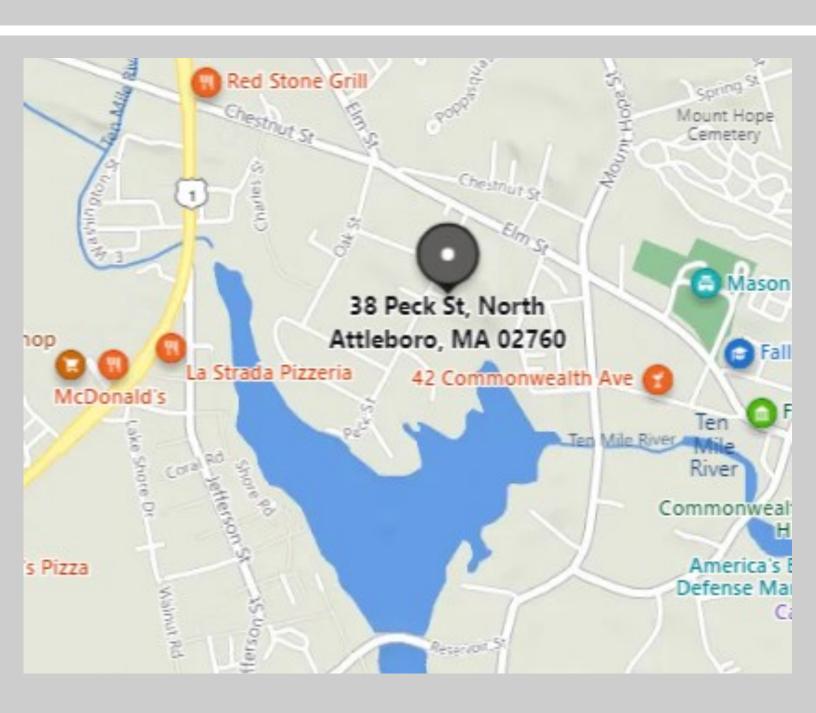
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# **INCOME/EXPENSES**

#### **Potential Income**

## **Spaces:**

1- \$1,500 (Currently Vacant)

2-\$1,275

3- \$1,200 (Owner Occupied)

4-\$800

Shed-\$1,000 (Currently Vacant)

### **Expenses**

Oil, Gas, Electric (Water)

Utilities: \$ 9,298.08

Maintenance: \$ 2,969.92

Snow & Landscaping: \$ 3,000.00 (currently performed by owner)

Insurance: \$ 5,898.32

Trash: \$ 2,375.59

Total: \$ 23,541.91

Net Income: \$ 33,758.09

\*These numbers are to be used for reference only, actual numbers may vary



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