



ROSEMONT
REAL ESTATE

111 E Uhler Avenue Alexandria, VA 22301

Rare Del Ray Multi-Family Investment Opportunity

Recent Capital Upgrades (since 2019):

- New Roof (2019)
- New Gutters / Downspouts (2019)
- Landscaping (2019)
- Water Heater (2021)
- Sump Pump/ French Drain (2021)
- Newer Vinyl Windows
- 4 Dedicated Storage Units (2021)
- Commercial Washer (2024) and Dryer (2025)

Unit	Status	Monthly Rent	Renovation Status
101	Leased	\$1,795	Renovated (New appliances, cabinets, countertops, flooring)
102	Vacant	\$1,695	Original condition
201	Leased	\$1,795	Renovated (Newer appliances, cabinets, countertops, in-unit W/D, central HVAC)
202	Leased	\$1,725	Original condition