

158 E Colorado
Monthly Rental Rates
(As of January 2024)

Cottage (kitchen & bathroom) - \$975 *currently vacant

Downstairs:

Colorado (kitchen & bathroom) - \$635

Franklin down (kitchen & bathroom) - \$635

Upstairs:

Room 1 - \$440 (efficiency 1-room with kitchen/bathroom combo)

Room 2 - \$385 (refrigerator, uses community bathroom)

Room 3 (kitchen & bathroom) - \$635 *currently vacant

Room 4 - \$550 (kitchen & bathroom)

Room 5 - \$385 (refrigerator, uses community bathroom)

Room 6 - \$330 (refrigerator, uses community bathroom)

Current Office is not included in tenancy but would be rented at \$415 (has own ½ bath)

Overall Monthly income at full capacity (not including office) - \$4,970.00

Tenants pay utilities

Coin operated washer/dryer brings in approximately \$100/month

40 year roof installed in 2003

Termite inspection completed annually

Complete redo of plumbing system in 2020/2021

3 tankless water heaters less than 3 years old

Electricity was completely redone in 1998

Attic has space to build out if desired

Parking is allowed in front of cottage, in front of carport, & on road