

Aurora 4plex Portfolio - 2 of 2

1193 Akron St, Aurora, CO 80010

 **MODESTATE** Presented By:
MODestate Realty



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Property Details

Price: \$590,000

- Denver Metro 4plex under \$600k
- 3 of the 4 Units at \$1100 which is at/near market rents
- Value-add potential to rennovate units for more income

View the full listing here: <https://www.loopnet.com/Listing/1193-Akron-St-Aurora-CO/33492219/>

Price:	\$590,000
No. Units:	4
Property Type:	Multifamily
Property Subtype:	Apartment
Apartment Style:	Low Rise
Building Class:	C
Sale Type:	Investment
Cap Rate:	7.50%
Lot Size:	0.22 AC
Building Size:	2,130 SF
No. Beds:	4
No. Stories:	1
Year Built:	1955
Parking Ratio:	1.88/1,000 SF
Zoning Description:	R-4, Aurora

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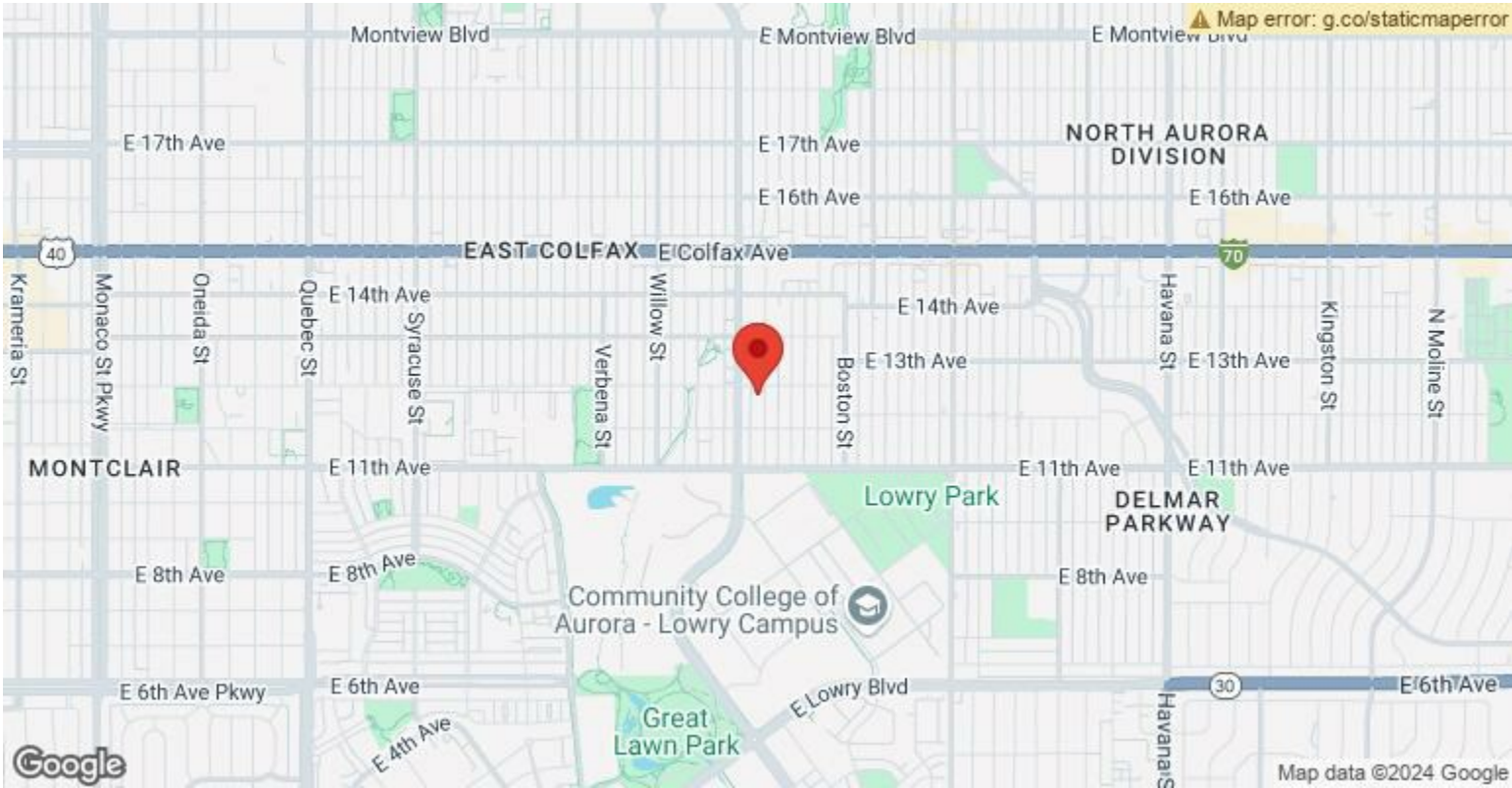
Unit/Room Mix Information

Description	No. Units	Avg. Rent/Mo	Sq. Ft
1+1 (9/30/25)	3	\$1,100	533
1+1 (1/31/25)	1	\$840.00	533

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Location



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Property Photos



Primary Photo



Building Photo

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Property Photos



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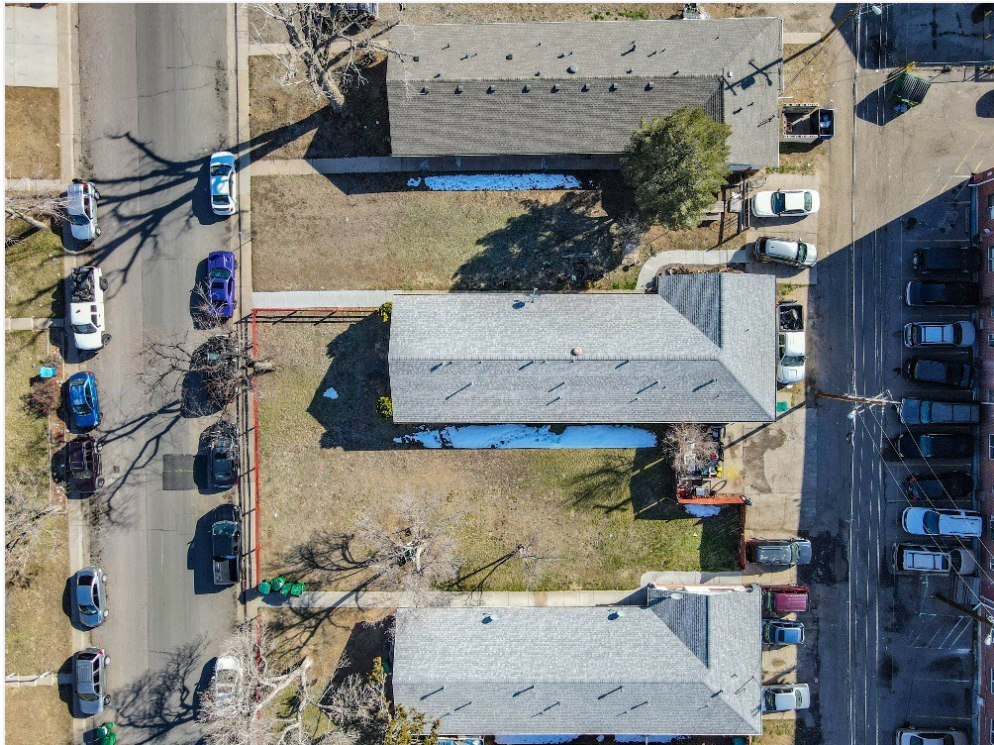


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Property Photos



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Property Photos



Plat Map

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