

RE/MAX
COMMERCIAL



THE DEMARCO
REAL ESTATE GROUP

FOR SALE:

135-BED PORTFOLIO
ASSISTED LIVING FACILITY

FOR SALE: 135-BED ALF PORTFOLIO

PRICE: \$10,900,000

TYPE: Assisted Living Facility - Senior Living

PROPERTY OVERVIEW:

The DeMarco Real Estate Group is pleased to exclusively represent the sale of a 135-bed licensed Assisted Living Facility portfolio located in Seminole County, FL.

- Total Building SF: 43,395 SF
- Total Lot Size: 2.44 AC
- Occupancy: 97-98%
- Gross Operating Income: \$4,449,542
- Net Annual Income: \$1,821,253
- Actual CAP Rate: 16.71%
- Full Staff will remain post closing
- Included in the sale is Real Estate, Business, Business Related Licenses and Inventory
- This is an excellent investment opportunity in an ALF market with very limited inventory
- Call for additional information!

THE DEMARCO REAL ESTATE GROUP™

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