

MLS# 2017711 Presented By: Thayne D. Bailey 801-319-2975

List Price: \$850,000

DOM:

Address: 784 W Heather Ln

NS/EW: 800 S / 784 W

City: Provo, UT 84604

County: Utah

Proj/Subdiv:

Tax ID: 41-078-0015

Zoning: 4-PLEX

HOA Contact:

Short Term Rental: No

Status: ACTIVE

Restrictions: No

Est. Taxes: \$4,544

HOA Fee: \$0

HOA Phone:



Jr High: Dixon

School Dist: Provo

Sr High: Provo

Type: Fourplex

Year Built: 1978

Tot Units: 4

Acres: 0.24

Back: 0.0

Water Shares: 0.00

Garage:

Gas: \$0.00

Garbage: \$0.00

Other: \$0.00

Access Feat:

Additional Info:

Amenities:

Animals:

Has Solar?: No

Driveway/Access: Asphalt

Exterior: Brick

Exterior Feat:

Floor: Carpet; Tile; Vinyl

Garage/Park:

Heating:

Utilities: Gas: Connected; Power: Connected; Sewer: Connected; Water: Connected

Inclusions:

Exclusions:

Interior Feat:

Landscape:

Lot Facts: Curb & Gutter

Pool Feat:

Roof: Asphalt Shingles

Storage:

Tel Comm:

Terms: Conventional

Water: Culinary

Window Cov: Blinds

Zoning: Multi-Family

Driving Dir: Heather Lane is 800 South.

Listing Courtesy of:

Essential Real Estate LLC

Remarks: Two units have been fully remodeled with new cabinetry, floor coverings, paint, and newer appliance. One unit has newer cabinetry but the carpet is tired. The fourth unit the tenant has lived there now for 12+ years and likes living there. Their unit is not updated. Newer central air conditioning installed in three of the four units. Rents are low and can be raised with minor remodel on one unit, and a full remodel on another. Upon remodeling, market rent for all units is \$1,400.

Const Status: Blt./Standing

Tot Beds/Baths: 8 / 4

Side: 0.0

Yearly Occup: 100%

Gross Sched Income: \$31,740.00

Prkg Sp:

Water: \$0.00

Insurance: \$0.00

Elem:

Other Sch:

Style: Up And Down

Possession:

Tot Sq Ft: 3,290

Frontage: 0.0

Irregular: No

Gross Op Income: \$0.00

Carport:

Elec: \$0.00

Maintain: \$0.00

Unit Configuration 1

Total Number Values

Number of Units: 1

Furnished: 0

Elec Meters: 1

Oven-Ranges: 1

Deck: 0

Unfurnished: 0

Disposals: 0

Refrigerators: 1

Patio: 0

Gas Meters: 1

Dishwashers: 0

Solar: 0

Air Conditioning

Gas: 0

Elec (win): 0

Evap (win): 0

Elec: 1

Evap: 0

Pump: 0

Per Unit Values

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining				Laundry	Fireplace
			F	¾	½				K	B	F	S		
3+	0	0	0	0	0	0	0	0	0	0	0	0	0	
2	0	0	0	0	0	0	0	0	0	0	0	0	0	
1	822	2	1	0	0	0	0	0	0	0	0	1	0	
B	0	0	0	0	0	0	0	0	0	0	0	0	0	
Tot	822	2	1	0	0	0	0	0	0	0	0	1	0	

Rent: \$1,250.00 0

Covered Parking: 0

Uncovered Parking: 1

Storage Units: 0

Unit Configuration 2

Total Number Values

Number of Units: 1

Furnished: 0

Elec Meters: 1

Oven-Ranges: 0

Deck: 0

Unfurnished: 0

Disposals: 0

Refrigerators: 0

Patio: 0

Gas Meters: 1

Dishwashers: 0

Solar: 0

Air Conditioning

Gas: 0

Elec (win): 0

Evap (win): 0

Elec: 1

Evap: 0

Pump: 0

Per Unit Values

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining				Laundry	Fireplace
			F	¾	½				K	B	F	S		
3+	0	0	0	0	0	0	0	0	0	0	0	0	0	
2	0	0	0	0	0	0	0	0	0	0	0	0	0	
1	822	2	1	0	0	0	0	0	0	0	0	1	0	
B	0	0	0	0	0	0	0	0	0	0	0	0	0	
Tot	822	2	1	0	0	0	0	0	0	0	0	1	0	

Rent: \$0.00 0

Covered Parking: 1150

Uncovered Parking: 1

Storage Units: 0

Unit Configuration 3

Total Number Values

Number of Units: 1

Furnished: 0

Elec Meters: 1

Oven-Ranges: 1

Deck: 0

Unfurnished: 0

Disposals: 0

Refrigerators: 1

Patio: 0

Gas Meters: 1

Dishwashers: 0

Solar: 0

Air Conditioning

Gas: 0

Elec (win): 0

Evap (win): 0

Elec: 1

Evap: 0

Pump: 0

Per Unit Values

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining				Laundry	Fireplace
			F	¾	½				K	B	F	S		
3+	0	0	0	0	0	0	0	0	0	0	0	0	0	
2	0	0	0	0	0	0	0	0	0	0	0	0	0	
1	0	0	0	0	0	0	0	0	0	0	0	0	0	
B	822	2	1	0	0	0	0	0	0	0	0	1	0	
Tot	822	2	1	0	0	0	0	0	0	0	0	1	0	

Rent: \$1,250.00 0

Covered Parking: 0

Uncovered Parking: 1

Storage Units: 0

Unit Configuration 4

Total Number Values

Number of Units: 1

Furnished: 0

Elec Meters: 1

Oven-Ranges: 1

Deck: 0

Unfurnished: 0

Disposals: 0

Refrigerators: 1

Patio: 0

Gas Meters: 1

Dishwashers: 0

Solar: 0

Air Conditioning

Gas: 0

Elec (win): 1

Evap (win): 0

Elec: 0

Evap: 0

Pump: 0

Per Unit Values

Lvl	Approx Sq Ft	Bed Rms	Bath			Fam	Den	Formal Living Rm	Kitchen Dining				Laundry	Fireplace
			F	¾	½				K	B	F	S		
3+	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1	0	0	0	0	0	0	0	0	0	0	0	0	0	0
B	822	2	1	0	0	0	0	0	0	0	0	0	1	0
Tot	822	2	1	0	0	0	0	0	0	0	0	0	1	0

Rent: \$1,150.00 0

Covered Parking: 0

Uncovered Parking: 1

Storage Units: 0