



195 Co Rd 137, Corning, AR 72422

**\$995,000**

## Westwood Acres Apartments

Great Investment Opportunity! 20 Units with solid income stream and room for value add



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Listing Added: 02/07/2024

Listing Updated: Today



## Details

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Asking Price	<b>\$995,000</b>	Property Type	<b>Multifamily</b>
Subtype	<b>Apartment Building</b>	Square Footage	<b>9,632</b>
Price/Sq Ft	<b>\$103.30</b>	Cap Rate	<b>11.19%</b>
NOI	<b>\$111,385</b>	Units	<b>20</b>
Buildings	<b>3</b>	Lot Size (acres)	<b>1.5</b>
Price/Unit	<b>\$49,750</b>		

## Marketing Description

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20-doors! Three all brick buildings on +/-1.5 acres. Take a look at this investment opportunity offering not only a solid income stream but also the potential for expansion. Positioned near the future I-57 interstate, this complex is convenient for commuters, enhancing its desirability and long-term value. All 20 apartments were upgraded with new mini-split heating and air units in 2024, offering tenants comfort and energy efficiency. Additional revenue income from on-site coin-operated laundry. Room for value add and rate improvements. An additional +/- 1.0 acre with approximately 240 ft of highway frontage is available to purchase providing an excellent opportunity for further development, allowing you to capitalize on the demand for additional rental units or other business ventures.

## Investment Highlights

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20 doors

New mini-splits HVACs in all units

All brick

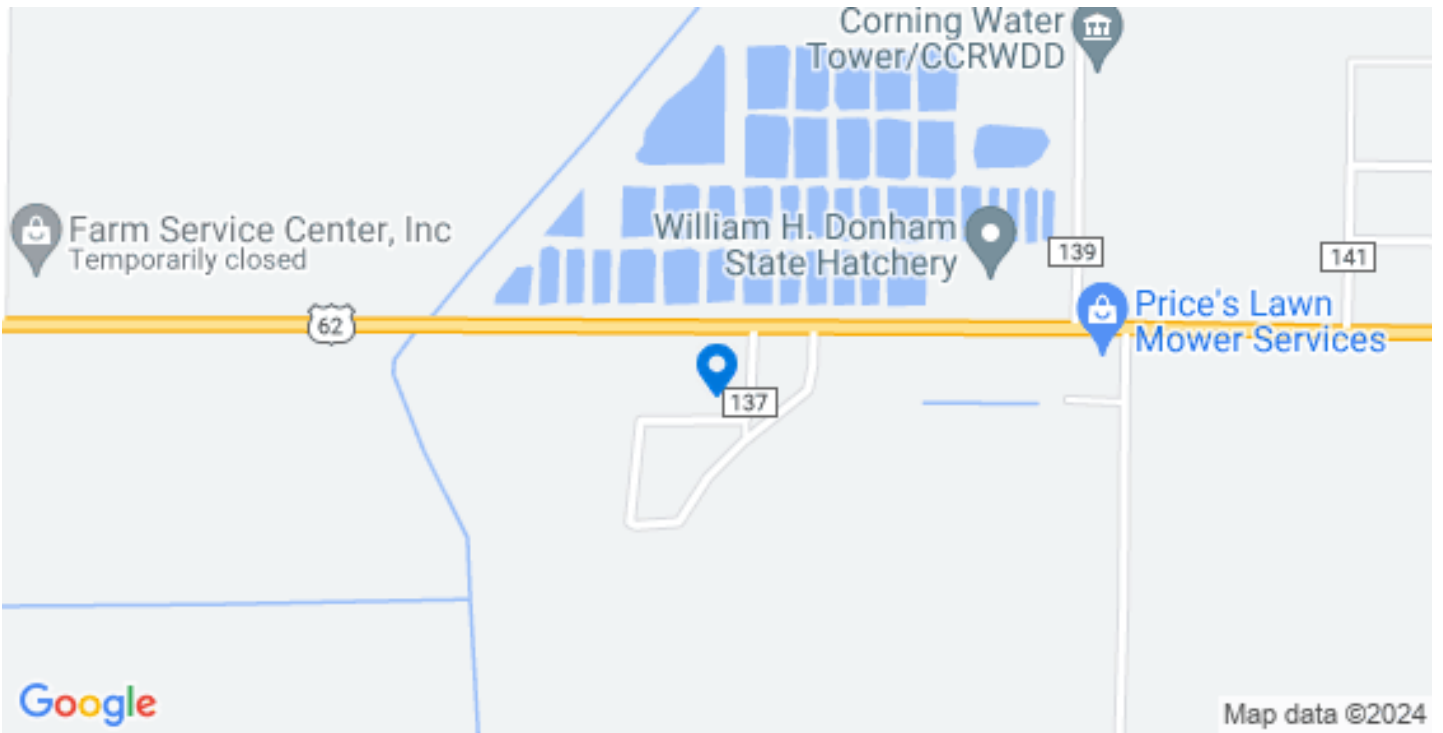
Near future I-57

Additional income from coin laundry

+/- 1.5 acres with additional acre available

Potential rent improvement

Location (1 Location)



Property Photos (6 photos)

