

## SOUTHWEST HUNTSVILLE 18-UNIT MULTIFAMILY

4009 Eunice Street Southwest, Huntsville, AL 35805



### PROPERTY DESCRIPTION

Introducing an exceptional investment opportunity in Huntsville, Alabama. This well-maintained property features an 11,160 SF building comprising 18 units, ideal for Multifamily/Low-Rise/Garden investors. Built in 1978 and thoughtfully renovated in 2025, it offers modern living spaces within a historical context. Zoned R2B, this property is situated in a prime location. Currently boasting an attractive blend of history, modernity, and investment potential, this property offers a compelling opportunity in the Huntsville market. Beautiful new style inside and outside brings new life to southwest Huntsville.

### PROPERTY HIGHLIGHTS

- Fresh updated exteriors and upgraded interiors in 2025 & 2026
- Located next door to Huntsville's largest employer - Redstone Arsenal Base
- 17 one-bedroom units and 1 two-bedroom unit
- New premium on-site laundry
- Value-add opportunity with increased rents

### LEN JOHNSON

Broker  
256.509.2078  
lenjohnsonre@gmail.com

### OFFERING SUMMARY

Sale Price:	\$1,600,000
Number of Units:	18
Lot Size:	0.86 Acres
Building Size:	11,160 SF
NOI:	\$84,504.00
Cap Rate:	5.28%

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	814	1,832	4,195
Total Population	1,870	4,276	10,025
Average HH Income	\$49,523	\$48,430	\$49,542



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**LOCATION DESCRIPTION**

Discover the vibrant potential of the Huntsville market, where tradition meets innovation. The area surrounding the property is rich in history and offers a diverse array of cultural attractions, including the U.S. Space & Rocket Center, Redstone Arsenal, and the charming Big Spring Park. Investors will appreciate the city's burgeoning tech industry, proximity to leading universities, and strategic position within the Southeast. With a dynamic mix of business, education, and leisure, the Huntsville market presents an exciting opportunity for Multifamily/High-Rise investors seeking to capitalize on a dynamic and growing community.

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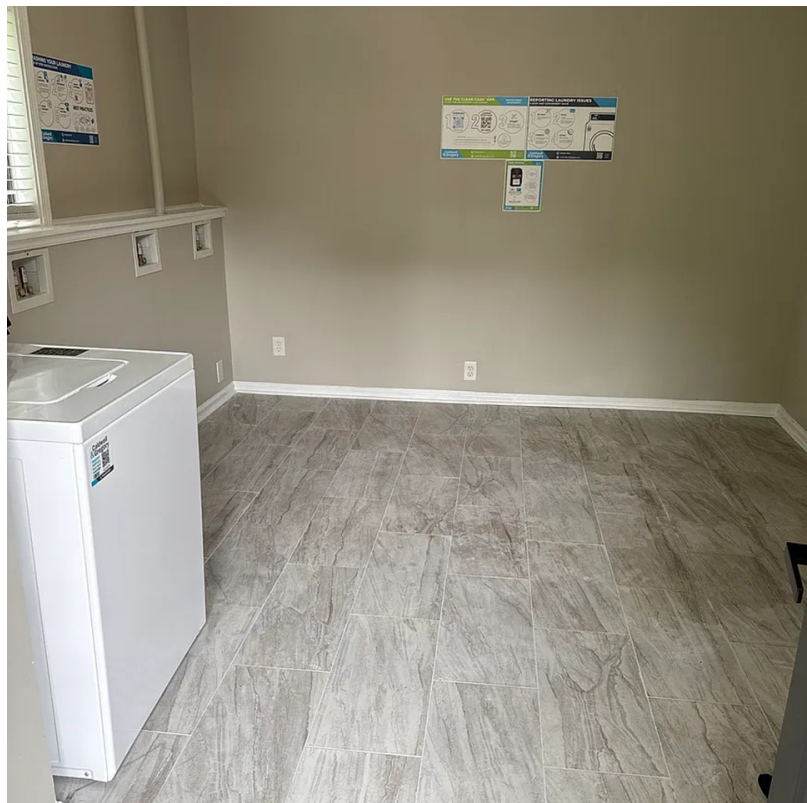
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## **SOUTHWEST HUNTSVILLE 18-UNIT MULTIFAMILY**

Huntsville Southwest 35-unit portfolio, Huntsville, AL 35805

### **PROPERTY EXTRAS**

4009-4011 Eunice Huntsville:

17 one-bedroom units and 1 two-bedroom unit

Built 1978

11,160 sf

Property Tax \$6,788

Insurance \$9,846

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AL #40398

### PROFESSIONAL BACKGROUND

While being a Huntsville native, Len has enjoyed over 30 years actively working in the real estate field with the past 10 years specializing in investment real estate in north Alabama. Len specializes in the ever-increasing "HOT" multifamily real estate market of Huntsville and the surrounding areas. With Huntsville's recognized assets of a diverse economy, excellent educational institutions, a vibrant community, and the reputation as a leading center for technological innovation and aerospace industries has U.S. News naming Huntsville the No.1 place to live in America. These Huntsville assets are bringing investors from all over the nation to Huntsville's multifamily market as well as other real estate investment opportunities. Whether you are new to real estate investing or a seasoned investor, Len is the Huntsville broker you will want to work with.

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