

303-313 MILL ST, BELVIDERE



MIXED-USE COMMERCIAL BUILDING FOR SALE



1BD 1BA



2BD 1BA



2BD 1BA



3BD 1BA



4BD 1BA



2 STORE FRONTS

OVERVIEW: CAP RATE: 8.4%

GROSS	\$132,444
NET	\$97,097
YEARLY TAXES	\$17,236
INSURANCE	\$7,000
WATER, SEWER, GARBAGE	\$5,000
PROPERTY-MAINTENANCE	\$1,000
VACANCY RATE	5%

RENTAL MONTHLY BREAKDOWN:

UNIT 305	\$1,900
UNIT 307	\$2,000
UNIT 309	\$1,800
UNIT 311	\$1,125
UNIT 311A	\$620
UNIT 313	\$2800
UNIT 313A	\$792
TOTAL	\$11,037



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