

505 Brown St,
Akron OH 44311

kw LIVING
KELLERWILLIAMS. 

OFFERED AT \$118,000



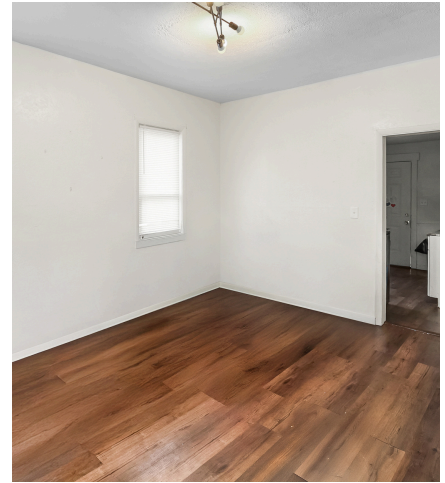
TERA SOMOGYI +
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HOME FEATURES

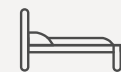


Positioned in an established Akron rental pocket, this property offers investors the chance to step into a cash-flowing asset with meaningful upside still to capture.

Current occupancy provides a stable starting point, while below-market rent potential creates a strong opportunity to improve performance and grow income over time.

Capital improvements already made include updated flooring and cabinetry (approx. 2020), washer (2025), dryer (2022), range (2026), refrigerator (2021), bathroom updates (2017), a new main sewer line to the street (2024), and tree removal completed in 2025.

For buyers looking to build value through targeted enhancements, this property offers a practical path toward increased returns, stronger long-term hold potential, and continued demand in a proven rental location.



4 BDRMS



2 BTH



1,350 SQ FT



MECHANICALS

Roof	2025
Furnance	2024
Windows	-
Air Conditioner	N/A
Water Heater	2023

The Ultimate Roofing Standard - Featuring top-of-the-line Owens Corning Duration Premium shingles, this roof was installed following a comprehensive decking evaluation and full repair. It is backed by a Preferred Warranty covering both labor AND materials, which is fully transferable to you for long-term protection.

[REVIEW ADDITIONAL PROPERTY INFORMATION HERE](#)

Available individually or as a portfolio, these four Brown Street properties offer investors the flexibility to purchase one asset or maximize scale, cash flow, and value through a bundled acquisition.

[VIEW 499 BROWN ST.](#)

[VIEW 511 BROWN ST.](#)

[VIEW 517 BROWN ST.](#)

**[VIEW VALUE-ADD MULTI-PROPERTY INVESTMENT
BROCHURE HERE](#)**