



Net return: 19.2%

110 57th Avenue, Meridian, MS

Property Information

Asking Price	\$64,900	County	Lauderdale County
Property Type:	Multi family	Subdivision	Meridian
Total units	2	Construction	Brick/Frame
Total bedrooms	4	Roof	Asphalt Shingle
Total bathrooms	2	Water source	City water
Building size	1843	Water disposal	Sewer
Lot size	0.18 acres	Heating	Baseboards
Year built	1942	Cooling	Window A/C

Property Description

CASH COW!!! Cheap duplex. Each unit is 2bed/1bath. Decent condition. Low maintenance. Seperate electric meters. Minor cosmetic repairs are needed. Units will rent at \$850 each side. PROPERTY WILL GENERATE an 19%+ NET RETURN!!! \$40k IN VALUE ADD!!!! Meridian, MS is home to the Naval Air Station and has strong rental demand. Do not miss out on this amazing opportunity!!!



Property Financial Summary

Asking price	\$64,900	Type	Proforma
Estimated rehab	\$15,000	After repair value	\$119,900
Total investment	\$79,900	Potential profit	\$40,000
Gross income (annually)	\$20,400	Gross income (monthly)	\$1,700
Operating expenses (annually)	\$5,072	Operating expenses (monthly)	\$423
Net income (annually)	\$15,328	Net income (monthly)	\$1,277
Gross return	25.53%	Net return	19.18%

