

Nice Brick Ranch At Great Price (JONESBORO)






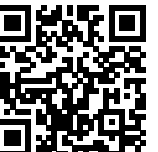

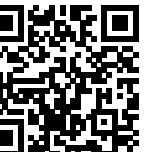




Location **Georgia**
<https://www.genclassifieds.com/x-279668-z>

Seeking Principal Cash Buyer for the purchase of:

8191 Kendrick Road
 Jonesboro, GA 30238
 Clayton County
 Price: \$49,900 Cash only / No Owner Financing
 Must be able to provide POF to move forward

This is an a brick ranch home which was built in 1970. The home has 3 bedrooms with 2 baths and 1100' of living space. Has a very nice updated bathroom and includes all kitchen appliances including a Fridge. The home appears to be very close to rent ready condition. Estimate should be \$5k or less to get it back in great condition. Tax value of \$40,949 with 2014 property taxes of \$687. Home sold back in 2005 for \$105k. This one is a much better buy and hold but you will certainly be picking up some nice equity!

Net ROI:
 Gross Rents - \$800/mth x 12 = \$9600
 Insurance = \$500/yr
 Taxes = \$687/yr
 Prop Mgmt = \$64/mth x 12 = \$768
 Net Rents = \$7645/\$55k all in = 14% ROI

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