

East Ackerman Ave

Sold Price: N/A Sold Date:
 Beds: 5 Baths: 2.0
 Built In: 1950 Square Feet: N/A
 Price per SqFt: N/A Lot SqFt: **10,000**

Property Address	Proximity	Sale Date	Sale Price	Built In	Beds	Baths
24 Highland Avenue	0.39 mi	3/31/16	\$790,000	2015	4	3.5
7 Arthur Avenue	0.18 mi	7/11/16	\$779,000	2015	4	2.5
45 3rd Street	0.25 mi	4/21/16	\$695,000	2007	4	2.5
98 Linden Avenue	0.90 mi	4/28/16	\$860,000	2005	4	2.5
Averages	0.43 mi		\$781,000		4	3



Large Corner Lot (100x100) Knock down and rebuild a dream home. Pre fab home could be used to save on rehab costs.

2.55% Neighborhood Appreciation Rate

.7% Vacancy Rate

93 School Score Rating

98 Crime Score Rating

ARV: \$730,000.00 +

Asking: \$305,000.00

Repairs: \$300,000.00

Potential Profit: \$125,000.00