

MULTI-DUPLEX INVESTMENT OPPORTUNITY FOR SALE

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ADDRESS: 1901 Springdale Ct, 1909 Springdale Ct.; 1714 Salem St. & 1820 Salem St. Mexico, MO 65265

EACH UNIT:

BEDROOMS: 3

BATHROOMS: 2

LIVING AREA: 1,538 SF

YEAR BUILT: 1995

LIST PRICE: \$880,000

SCHOOLS DIST: Mexico

TAXES: \$1,730

TAX YEAR: 2024

HOA FEES: N/A

PROPERTY HIGHLIGHTS:

- Four Duplexes - Eight Units
- All are identical units
- Each unit is 3-bedrooms & 2-baths
- Each unit is 1,538 sq ft
- Each unit has a single-car garage

PROPERTY DESCRIPTION:

Fantastic Investment Opportunity in Mexico, Missouri! This listing offers a bundle of four identical duplexes, totaling eight units, each featuring three bedrooms and two bathrooms. Each unit features a single-car garage, offering convenient parking and additional storage space for residents. Ideally located near one another, these properties are highly attractive to potential renters. Currently, each unit is generating a monthly rental income of \$1,000, making this a fantastic opportunity for investors interested in residential properties. The properties included in this bundle are: 1740 Salem Street, 1820 Salem Street, 1901 Springdale Court, & 1909 Springdale Court. Don't miss out on this promising real estate investment!



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