

(770) 924-5450 GAINVESTING.COM

4027 Cress Way Run Decatur, GA 30034



 Bedrooms:
 3
 Year Built:
 2003

 Bathrooms:
 2.5
 Sq. Ft.:
 1,738

TOTAL SALES PRICE: \$107,900 (Includes \$15,000 Rehab)

TURN KEY REAL ESTATE INVESTING

Comparable Sales Within Proximity			
3988 Riverside Pkwy, Decatur	3/2.5	\$109,900	
4008 Riverside Pkwy, Decatur	4/2.5	\$113,900	
3955 Riverside Pkwy, Decatur	4/2.5	\$115,000	

Information herein believed to be accurate but not warranted

Approx Down Payment:	\$21,580
Approx. Financed Amount:	\$86,320
Projected Monthly Rent:	\$995
Approx. Monthly PITI:	\$618
Projected Property Mgmt.:	\$80
Projected Gross Cash Flow:	\$297

Rents, financing figures and cash flow are estimates only. It is up to each buyer to do their own due diligence before purchasing any real estate.