

2976 Bay Berry Dr. SW
Marietta, GA 30008



Bedrooms: 3 **Year Built:** 1969
Bathrooms: 2 **Sq. Ft.:** 1,161

TOTAL SALES PRICE: \$115,000
(Includes \$10,000 Rehab)

TURN KEY REAL ESTATE INVESTING ATLANTA, GA

Comparable Sales Within Proximity

2778 Tiffany Drive	3/2	\$118,900
617 Bellemeade Drive	3/2	\$129,900
TENANT IN PLACE!		\$800

Approx Down Payment: \$23,000
Approx. Financed Amount: \$92,000
Projected Monthly Rent: \$1,050
Approx. Monthly PITI: \$613
Projected Property Mgmt.: \$84
Projected Gross Cash Flow: \$353