



Status: Active  
 List Number: 222032588  
 Parcel #: 0000000 Tax District: 010  
 Use Code:

List Price: \$999,000  
 Original List Price: \$999,000  
 VT:  
 Zoning:

For Sale: Yes  
 Occupancy Rate:  
 Gross Income: 0  
 Total Op Expenses: 0  
 Net Operating Income: 0

Exchange: Yes  
 Mortgage Balance:  
 Assoc/Condo Fee:  
 Lot Size (Front):  
 Acreage:

Tax Abatement: No Abatement End Date:  
 Taxes (Yrly): 5,805.02 Tax Year:  
 Assessment:

Tax Incentive:  
 School District: COLUMBUS CSD 2503 FRA CO.

#### General Information

Short Address: 0 Hilltop Rentals  
 Between Street (1): 70 E.  
 Between Street (2): Hague Ave.  
 Dist To Intersxn:

City (Mailing Addr): Columbus  
 County: Franklin  
 Mult Parcels/Sch Dis: Yes  
 Complex:

Unit/Suite #:  
 Corp LimitPerAuditor: Columbus  
 Township: None  
 Near Interchange:  
 Zip Code: 43204

#### Unit Information

	Efficiency	1 Bed	2 Bed	3 Bed	Other
# of Units					
Mo.Rent/Unit					
# Units: 6	# of Buildings: 6	Total Parking:	# of Elevators:	Addl Acceptance Cond: None Known	
Building Sqft:	Year Built: 1915	Before 1978: Yes	Year Remodeled:		

#### Features

Air Conditioning:  
 Alternate Uses:  
 Auction Info: Auction/Online Bidding Y/N: No  
 Construction:  
 Efficiency:  
 Heat Fuel:  
 Heating:  
 Miscellaneous:  
 MLS Primary PhotoSrc: Realtor Provided

New Financing:  
 Owner Pays:  
 Other:  
 Parking Type:  
 Pre-2012:  
 Printing Services:  
 Sale Info:  
 Services Available:  
 Sewer:  
 Tenant Pays:

#### Property Description

Great opportunity! Income producing portfolio of 6 single family homes for sale. Rents range and could be increased. All properties are Hilltop locations. 1 home has 2 extra lots (great for re-development)! Properties have nice yards, are maintained, large and currently under renovation. Once renovated, price changes. The exteriors on most are brick / siding / stucco. A W. Broad St. duplex (MLS 222032593) can also be included in the sale for total of 8 units (priced separately). Fixed up with first class finishes, properties individually could sell for a much larger profit! Take advantage of this! Don't disturb tenants. Curb offers only. Financials and parcels given after accepted offer. For addresses, please call. Agent owner and doing 1031 exchange.

#### Sold Info

Sold Date: DOM: 1 SP:  
 Sold Non-MLS: No  
 SrCns: SrAst:  
 Concession Comments:

Sold Non-MLS: No

August 29, 2022

Prepared by: Andrew A Balalovski

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