



Multi-Family

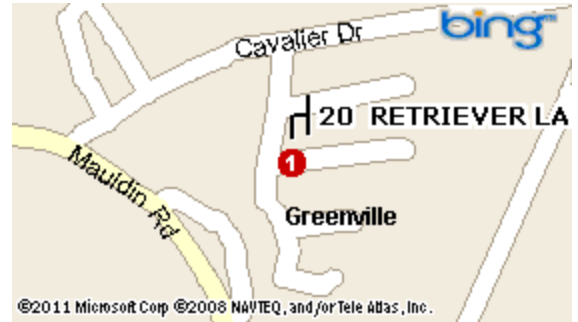
Listing Price

\$115,000

Status

Active

MLS #: **1226289**



20 RETRIEVER LANE

Area: 040

County:

Greenville

29607

Subdivision: Cavalier Woods

Print/E-mail this Listing

Sale/Rent: For Sale

Type: Duplex

GENERAL

Building # of Stories:

Total Units: 2

Total Taxes: 2396.98

Tax ID Number: M014030104500

Age: 21-30

of Acres: 0.18

Year Paid: 2010

Legal Lot #: 32

of Stories: One

Zoning:

In City: N

Approx Lot Dimen:

Legal Lot Number: 32

Location:

Auction: N

Elementary School:

Original Price: \$115,000

Listing Type: Exclusive Right to Sell

Variable Rate Com: N

Financing Terms:

Middle School:

High School:

Agency Relationship: Buyer Agent

ROOMS

Unit	# of Bedrooms	# of Full Baths	# of Half Baths	# of Rooms	Level	SQFT (Range)	Monthly Lease Income \$
1	2	1				1100	595.00
2	2	1				1100	575.00
3							
4							

FEATURES

EXTERIOR FINISH:

Vinyl Siding

WATER:

Public

AMENITIES INCLUDE:

None

UNIT 1 FEATURES:

Dining, Kitchen/Breakfast Room, Living/Great Room, Porch-Front, Outside Storage, Dishwasher, Disposal, Refrigerator, Carpet Floor, Vinyl Floor

UNIT 2 FEATURES:

Dining, Kitchen/Breakfast Room, Living/Great Room, Porch-Front, Outside Storage, Dishwasher, Disposal, Refrigerator, Carpet Floor, Vinyl Floor

HEATING SYSTEM:

Natural Gas

SEWER:

Public

COOLING SYSTEM:

Electric

WATER HEATER:

Gas

POSSESSION:

PARKING PER UNIT:

Paved Driveway

PHOTO INSTRUCTIONS:

ON INTERNET:

Yes

UNIT 3 FEATURES:

None

UNIT 4 FEATURES:

None

FOUNDATION:

Slab

SPECIAL FINANCES:

Owner May Finance

SHOWING:

Owner-Agent, Tenant Occupied, Appointment Only

ROOF:

Architectural

GARBAGE PICKUP:

Public

DOCS ON FILE:

Seller Disclosure

REMARKS

How would you like to purchase an investment property with a positive cash flow of \$350+ a month! This well maintained unit is 100% occupied and boasts an incredible location close to ICAR, J.L. Mann and Christ Church Episcopal School, I-85, and Woodruff Rd shops and restaurants. Or you could live in one side and rent out the other and live for less than \$300 per month in a great location! Don't miss this great opportunity to take advantage of this buyer's market. New architectural roof in October 2010 and a 1 year home warranty is also being offered. Please note that 3, 14, and 26 retriever lane are also for sale and all 4 duplexes qualify for Section 8 and are 100% occupied! Seller will also consider owner financing with 25% down.

DIRECTIONS

From 85 take Exit 48 towards Mauldin, then Right on Fairforest Way, then Right on Cavalier Drive, then Left into S/D on Huntsfield, then 2nd Left on Retriever. No sign in yard.