

15 Miller Rd Palm Springs, FL

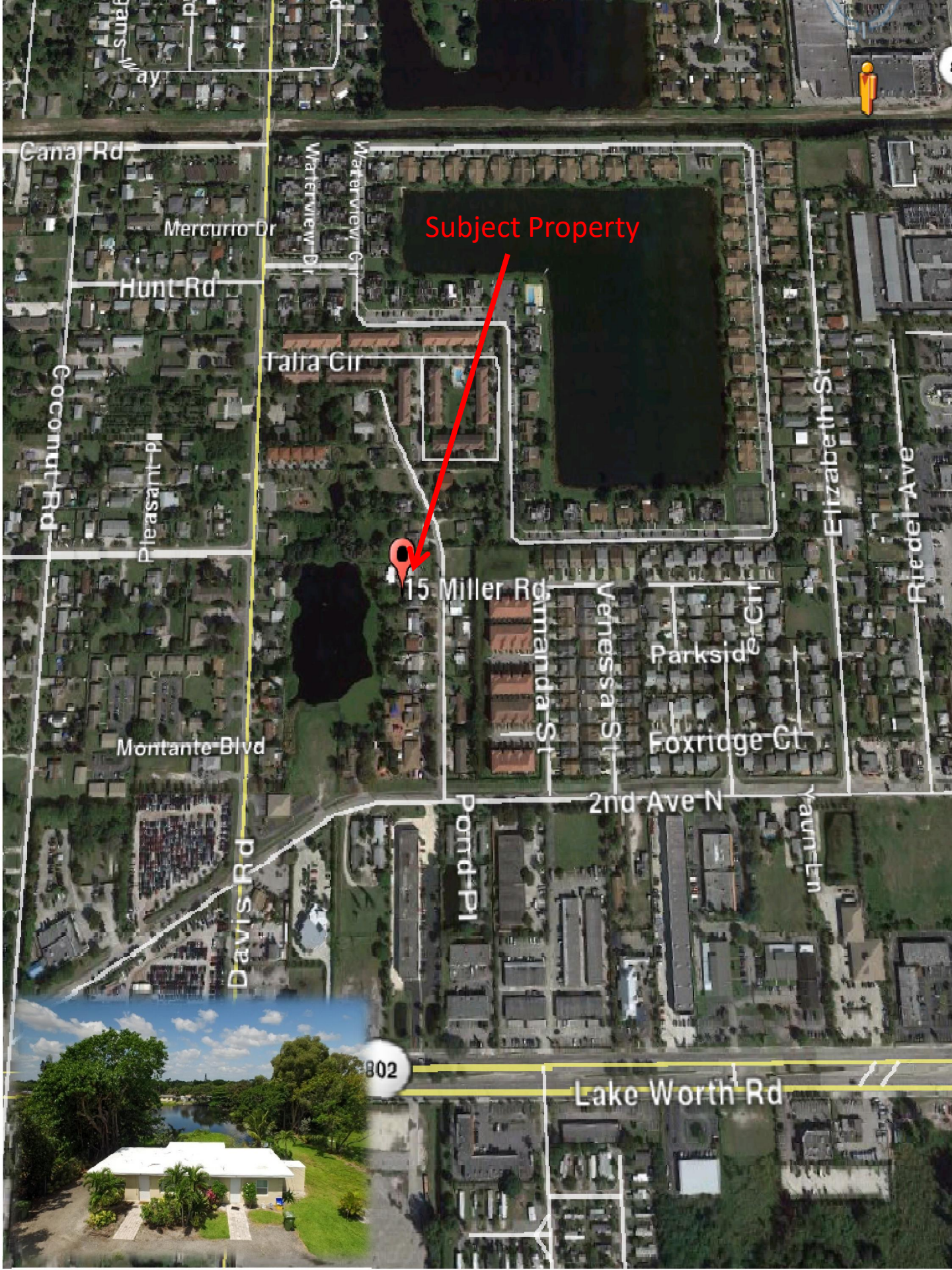
4 Plex



Miller Rd is located in the heart of Palm Springs, FL. The property is centrally located and is over ½ acre of lake front property. Miller Rd is lushly landscaped and has an irrigation system which utilizes the lake for the sprinkler water source. The property is approximately 100 Ft x 250 Ft and is on city water and septic. The owner has paid the 10k impact fee for city sewer and all units are individually metered for city water and electric. The tenants pay their own utilities and each unit has a washer and dryer hook up. The two units on the lake have central AC and the other two units have window AC units. All units are renovated with tile floors, kitchens, windows Etc. All units are 1/1 CBS construction and the property is zoned 0800 "multi family 10 units".



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Subject Property

15 Miller Rd

Amanda St

Vanessa St

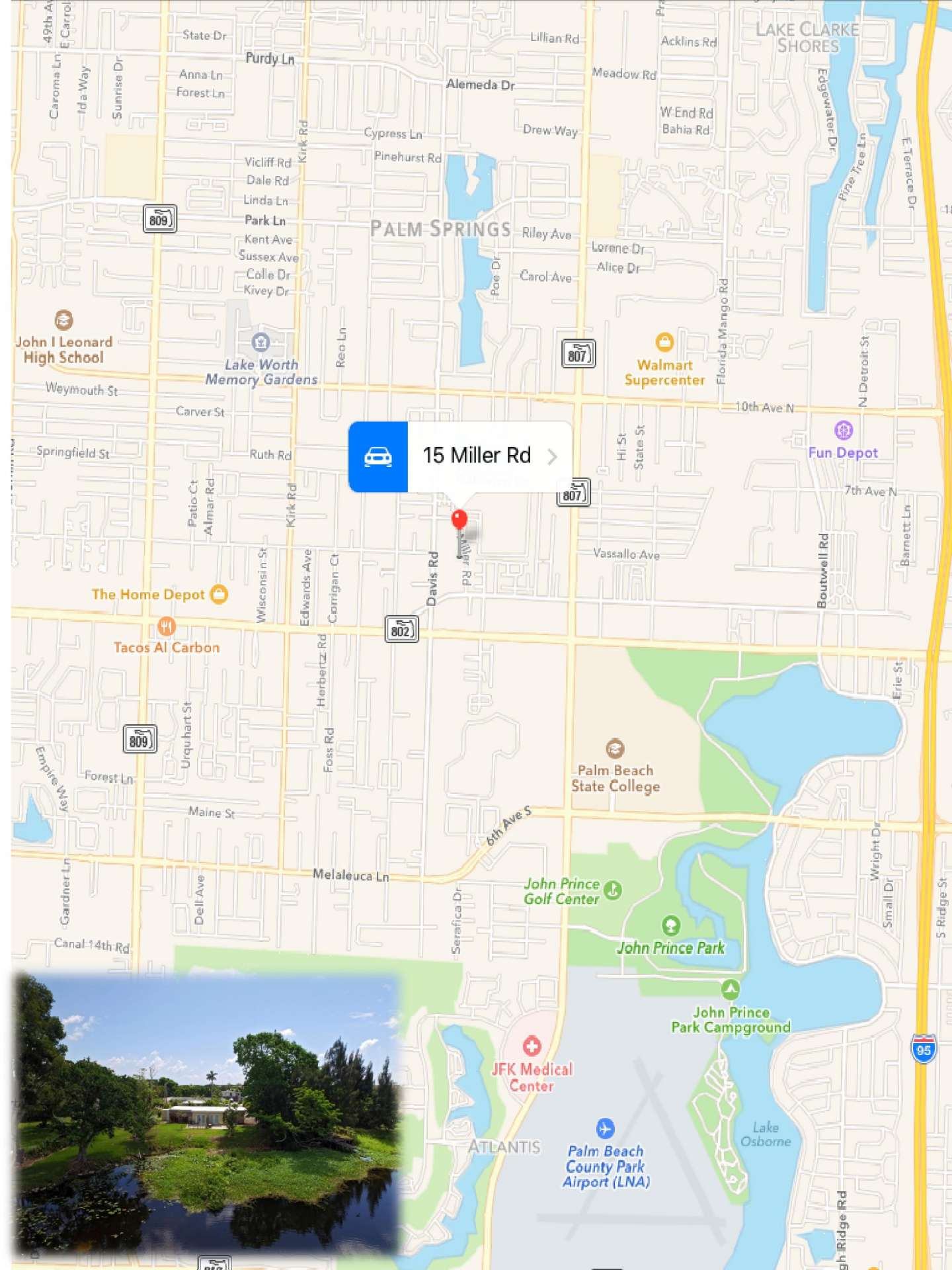
Parkside Cir

Foxridge Ct

2nd Ave N

Lake Worth Rd

802



Miller Rd Income & Expense



Unit 1 \$ 480.00 per month/ month to month lease
Unit 2 \$ 650.00 per month/ month to month lease
Unit 3 \$ 750.00 per month/ month to month lease Lake View
Unit 4 \$ 750.00 per month/ month to month lease Lake view

\$2,630.00 monthly gross income

\$31,560.00 annual gross income

\$3,444.00 Taxes
\$4,000.00 Insurance "Estimated"
\$1,200.00 Lawn
\$2,500.00 Reserves

\$20,416.00 NNN Income



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