

81 Summer St Stoughton MA 02072

\$1,179,000



- ◇ 5 Unit Multifamily
- ◇ 3 Floors
- ◇ 24 Total rooms
- ◇ 12 Bedrooms
- ◇ 8 Baths
- ◇ 10 Off Street Parking
- ◇ Central Air
- ◇ 7205 Sq Ft Apx Liv. Area
- ◇ 0.49 Acre Lot

Exclusive Agent

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Brighton Office
384 Washington St,
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02135
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Watertown Office
460 Main St,
Watertown MA
02472
617-393-3477

West Roxbury Office
2012 Centre St,
West Roxbury MA
02132
617-469-4040

Property Specifics

- 3 - Two Bedroom/ One Bath
- 2 - Three bedroom/ Two Bath

Rented Unit	2 Bed 1 Bath	\$1,650/month	\$19,800/Year
Projected Rent	2 Bed 1 Bath	\$1,700/month	\$20,400/Year
	2 Bed 1 Bath	\$1,850/month	\$22,200/Year
	3 Bed 2 Baths	\$2,250/month	\$27,000/Year
	3 Bed 2 Baths	\$2,500/month	\$30,000/Year
Current Income			\$19,800/Year
Projected Income			\$99,600/Year
Yearly Expense	Taxes \$11,070	Insurance \$3,560	Misc \$2,400
Total Expenses Including Tax and Insurance			\$18,000
Yearly Revenue			\$119,400
NOI			\$101,400
CAP			8.6%

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