

### Investment Highlights

- Excellent Little Havana location
- 40-year certification in place
- Significant value-add potential
- Walk score: 92 | Transit score: 50
- Occupancy consistently at 100%
- Walking distance to shopping and Calle Ocho

### Offering Summary

Offering Price	\$960,000
Price per Unit	\$160,000
Units / Type	6 / All 2 BR / 1 BA
Miami 21 Zoning	T4-R (36 units/ Acre   3 Stories)

Get more  
information

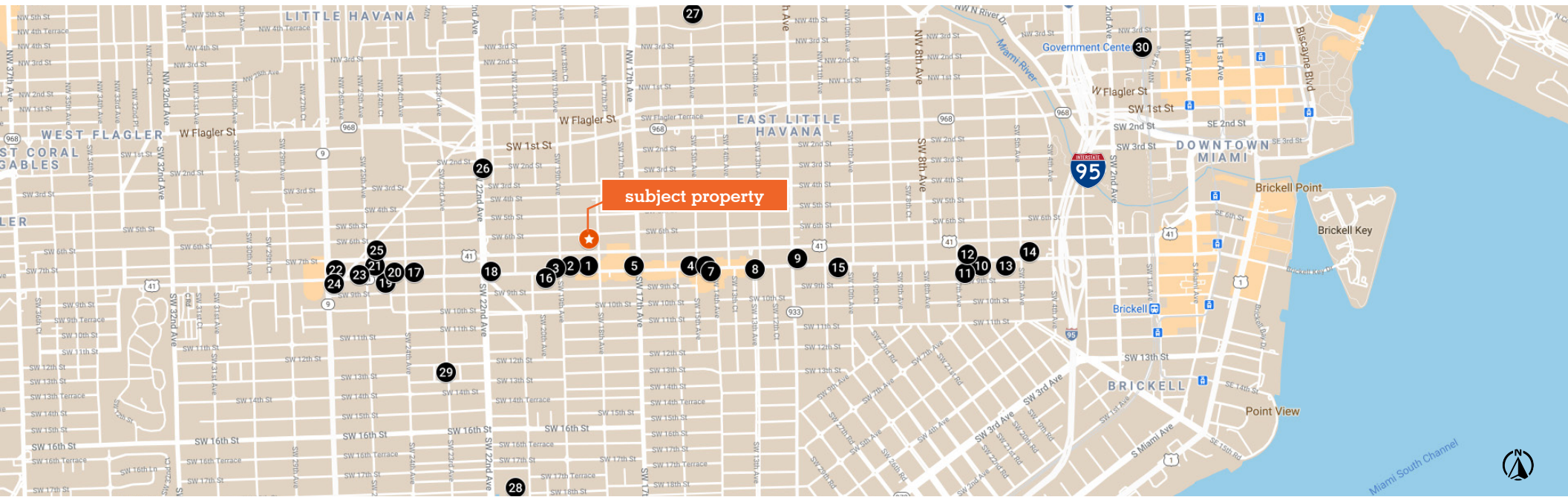
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# Multifamily Property For Sale

1820 SW 6th Street, Miami, FL 33135



## Property Summary

Number of Units	6
Unit Type - All	2 Bedrooms / 1 Bath
Building Adjusted SF	3,566
Land SF	6,750
Year Built	1973

## Financial Overview

Description	Current	Pro-Forma
Effective Gross Income	\$75,360	\$89,470
Expenses		
Fixed	\$29,010	\$29,320
Variable	\$9,600	\$9,600
Net Income	\$36,750	\$50,550

## Location Map Key

1. El Rey De Las Fritas
2. Presidente Supermarket
3. Chase Bank
4. Ball & Chain
5. Burger King
6. Calle Ocho Walk of Fame
7. McDonald's
8. Bay of Pigs Monument
9. CVS
10. Brickell Mazda
11. Brickell Honda
12. Brickell Buick & GMC
13. Presidente Supermarket
14. Calle Ocho Plaza
15. Brickell Mattress
16. InTown Apartments
17. KFC
18. Teatro de Bellas Artes
19. Casa Juancho
20. Sedano's Supermarket
21. El Dorado Furniture
22. Miami Dade Eduardo Padron Campus
23. Trail Auto Tag Agency
24. Chase Bank
25. BridgePrep Academy of InterAmerican
26. Publix Super Market at Altos Plaza
27. Marlins Park
28. Shenandoah Park
29. Bryan Park
30. Miami-Dade Government Center

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