

SHADYSIDE MULTIFAMILY INVESTMENT PROPERTY FOR SALE

5915 ALDER STREET, PITTSBURGH, PA 15232



[CLICK TO VIEW PROPERTY VIDEO](#)

FOR MORE INFORMATION, CONTACT:

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental, or other conditions, prior sale lease, financing or withdrawal without notice. Hanna Langholz Wilson Ellis will make no representation, and assume no obligation, regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property.

Units 3

Parking Three off-street parking spaces

Sale Price \$679,000

GROSS POTENTIAL MARKET RENTS

1st floor unit – 3 Bedroom/3 Bath \$1,710.00 / month

2nd floor unit – 2 Bedroom/1 Bath \$1,710.00/ month

3rd floor unit – 1 Bedroom/1 Bath \$1,365.00/ month

Gross Potential Income \$57,420

ACTUAL 3 YEAR AVERAGE EXPENSES

Auto & Travel \$379

Cleaning & Maintenance \$1,289

Legal & Professional \$1,500

Repairs / Maintenance \$668

Taxes \$5,559

Utilities \$2,990

Total Expenses \$12,385

NOI \$44,035

HANNA LANGHOLZ WILSON ELLIS

ONE PPG PLACE, SUITE 1640

PITTSBURGH, PA 15222

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