

4624 Browns Mill Ferry Road
Lithonia, GA 30038



Bedrooms: 3
Bathrooms: 2
Sq. Footage: 1,272 S/F

TOTAL SALES PRICE: \$74,900
(Includes \$22,000 Rehab)

TURN KEY REAL ESTATE INVESTING ATLANTA, GA

Comparable Sales Within Proximity

4535 Browns Mills Ferry Rd.	3/2.5	\$88,500
5415 Salem Springs Dr.	3/3	\$89,900
3719 N. Goddard Road	3/2	\$85,000
5593 Reynard Trail	4/2	\$84,900
4416 Miners Creek Road	3/2	\$80,000

Information herein believed to be accurate but not warranted

Approx Down Payment: \$14,980
Approx. Financed Amount: \$59,920
Projected Monthly Rent: \$850
Approx. Monthly PITI: \$418
Projected Property Mgmt.: \$68
Projected Gross Cash Flow: \$364