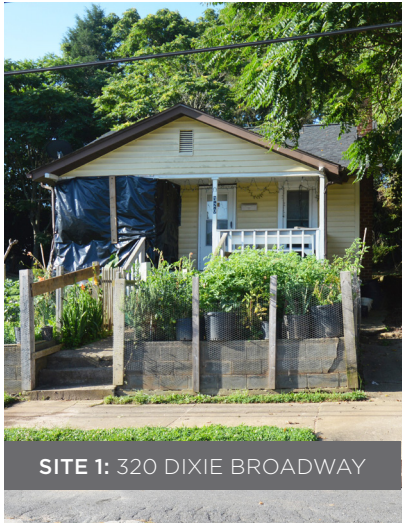


WINSTON-SALEM SFR PORTFOLIO

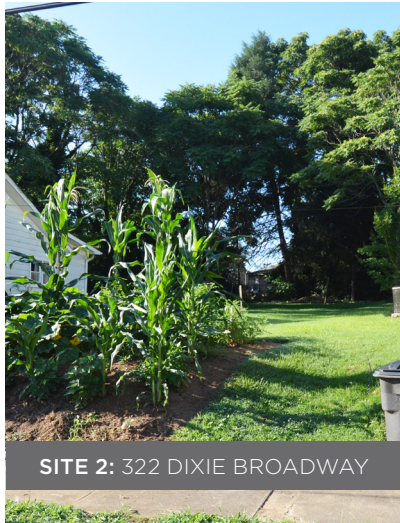
SALE PRICE: \$565,000 | 6 HOUSES, 4 VACANT LOTS - ADJACENT TO UNCSA

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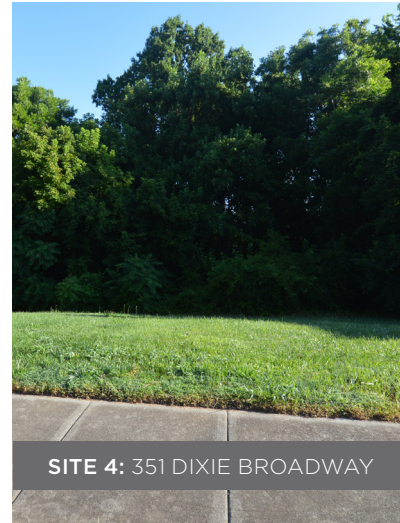
SITE 1: 320 DIXIE BROADWAY



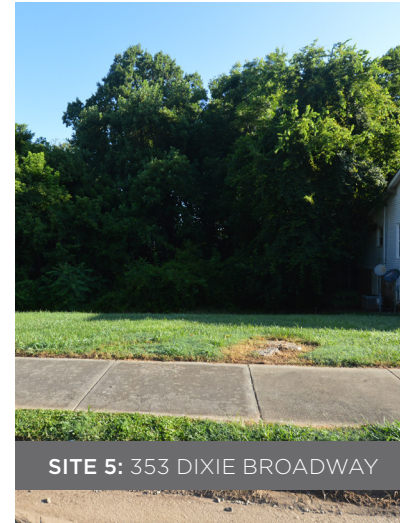
SITE 2: 322 DIXIE BROADWAY



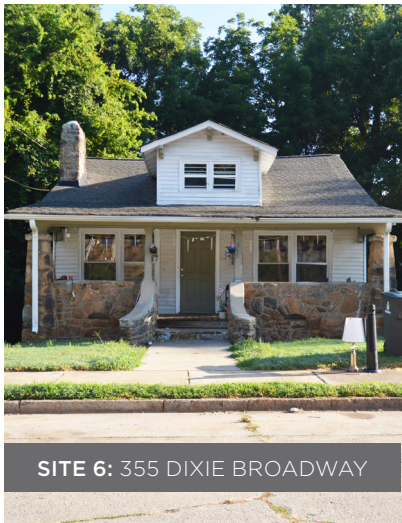
SITE 3: 349 DIXIE BROADWAY



SITE 4: 351 DIXIE BROADWAY



SITE 5: 353 DIXIE BROADWAY



SITE 6: 355 DIXIE BROADWAY



SITE 7: 357 DIXIE BROADWAY



SITE 8: 360 DIXIE BROADWAY



SITE 9: 365 DIXIE BROADWAY



SITE 10: 367 DIXIE BROADWAY

FOR MORE INFORMATION, CONTACT:

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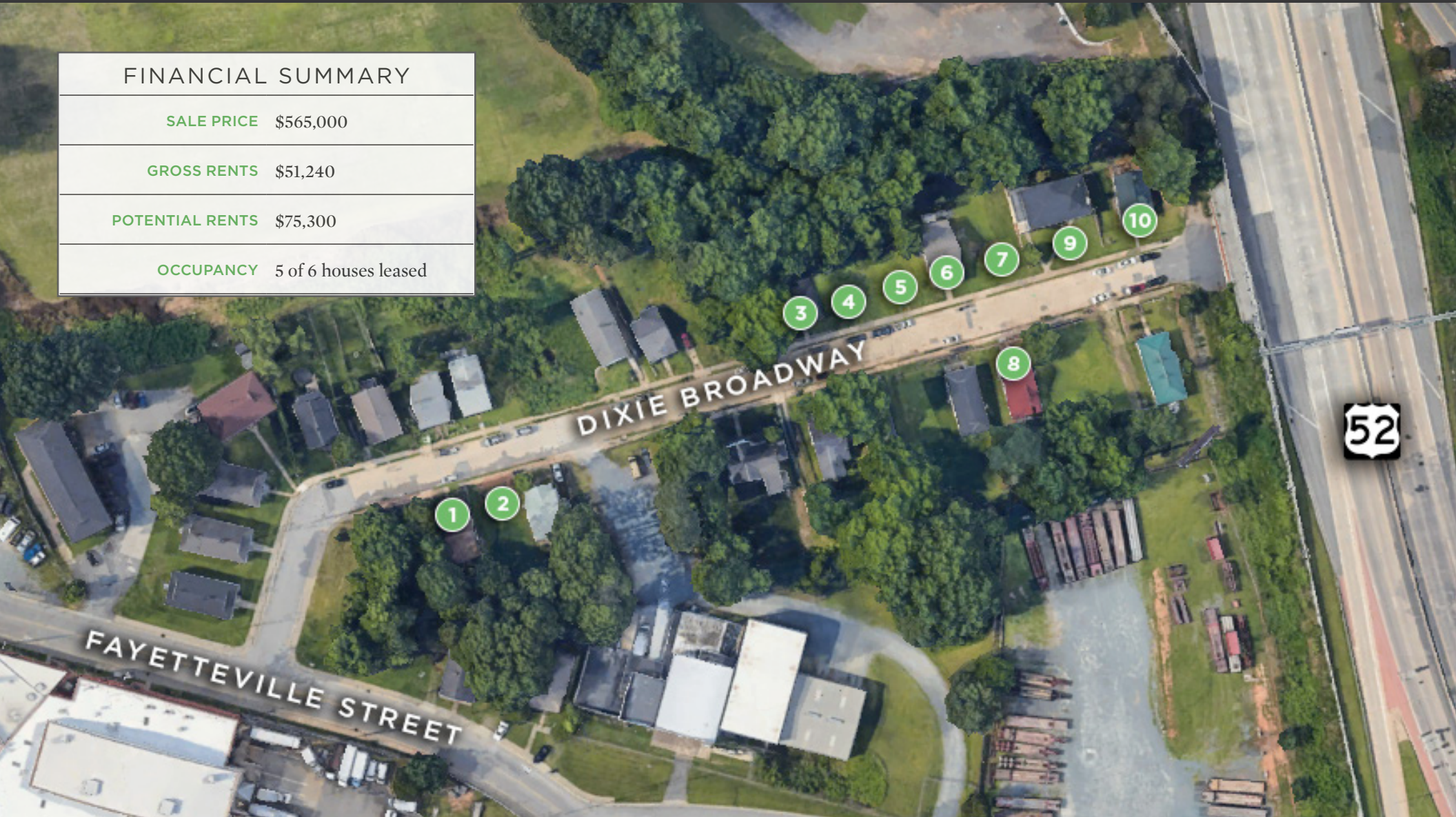
FINANCIAL SUMMARY

SALE PRICE \$565,000

GROSS RENTS \$51,240

POTENTIAL RENTS \$75,300

OCCUPANCY 5 of 6 houses leased



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DISTANCE TO

0.2 MILES to UNC School of the Arts

1.2 MILES to Salem College

1.5 MILES to Washington Park

1.8 MILES to Winston Salem State University

2.0 MILES to Downtown Winston-Salem



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SITE	STREET ADDRESS	ZIP	TYPE	BEDS	BATHS	YEAR BUILT/ RENOVATED	PROPERTY TAX 2022	ROOF	HVAC	FLOOR
SITE 1	320 Dixie Broadway	27127	SFR	3	3	1937/1999	\$711	2023	-	-
SITE 2	322 Dixie Broadway	27127	Land	-	-	-	\$59	-	-	-
SITE 3	349 Dixie Broadway	27127	SFR	2	1.5	1930/1999	\$540	-	-	2023
SITE 4	351 Dixie Broadway	27127	Land	-	-	-	\$51	-	-	-
SITE 5	353 Dixie Broadway	27127	Land	-	-	-	\$86	-	-	-
SITE 6	355 Dixie Broadway	27127	SFR	3	2	1930/1996	\$736	2019	2019	2019
SITE 7	357 Dixie Broadway	27127	Land	-	-	-	\$114	-	-	-
SITE 8	360 Dixie Broadway	27127	SFR	3	2	1937/1996	\$695	2019	2020	2019
SITE 9	365 Dixie Broadway*	27127	SFR	3	2	1955/1988	\$630	2020	2015	-
SITE 10	367 Dixie Broadway	27127	SFR	3	2	1938/1996	\$566	2020	2016	2020

* Vacant



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