



High Quality Student Housing 13 cap

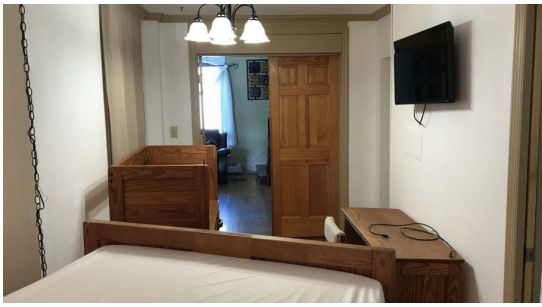


This asset has been owned by the same professional real estate investor for over 40 years. This is a rare opportunity to own a quality investment property close to campus.

- ★ Approved for 26 Students
- ★ 100meg WiFi included
- ★ Fully Furnished: Dishwasher, TV, etc.
- ★ New Electric Services
- ★ Quiet Neighborhood

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One of SUNY's hottest Universities is in Cortland as this facility's long and strong lease history shows. This high-quality seven apartment student housing complex is conveniently located just a few minutes from both the University and downtown. Eleven minute walk to campus and just an eight minute walk to the downtown social scene.

FAST FACTS

GPI	\$149,740
NOI	\$103,200
Municipality:	Cortland
Zoning:	R-2 Residential
Tax Parcel:	86.49-02-12.000
CZO:	26 Students
Year Built:	1900



Local Focus. National Reach.

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