

CAP RATE 7.3%

**FOR
SALE**



5-Unit Multi-Family Building

6476 Kootenai Street
Bonners Ferry, ID 83805

**REDUCED
OFFERING
PRICE**

\$600,000

\$535,000

BUILDING SIZE

±2,400 SF

SITE SIZE

±0.12 AC

YEAR BUILT

1914

ZONING

Downtown

PARCEL

RPB088003003BA

**KIEMLE
HAGOOD**

TOM VILLELLI

208.659.1821

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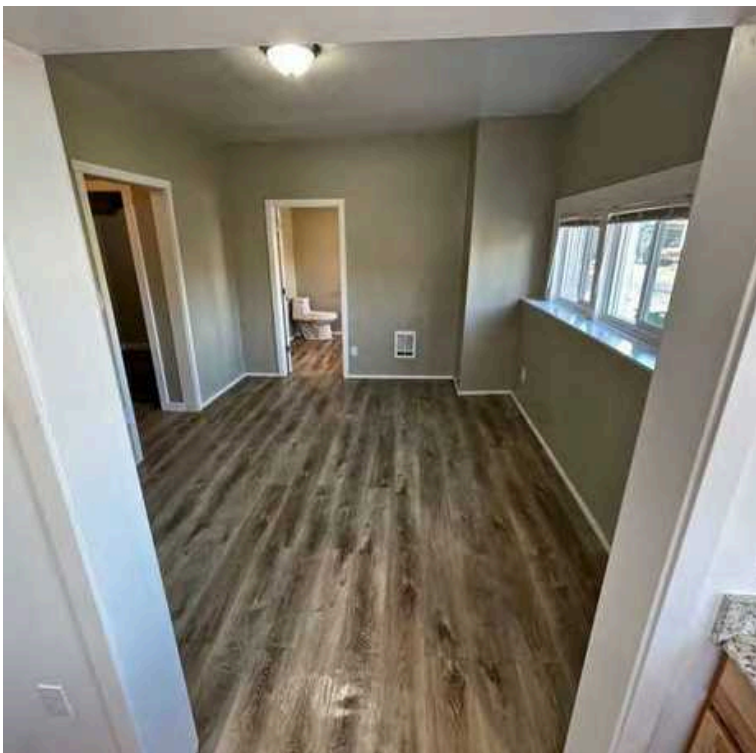
ANTHONY "TONY" VILLELLI

208.661.3044

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DESCRIPTION

Newly remodeled, fully leased, 5-plex in downtown Bonners Ferry. Three of the five units have been remodeled. Four of the 5 units have recently had rents raised to near market value, with some room for increases. The property sits just a short walk to downtown stores and the Kootenai river.

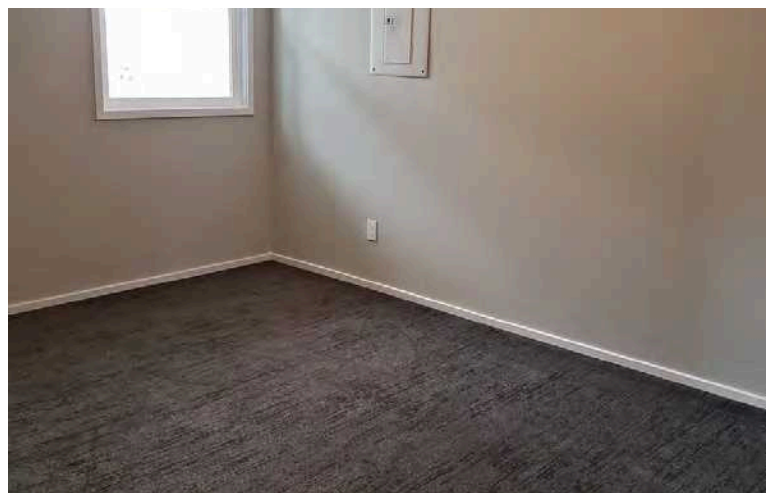
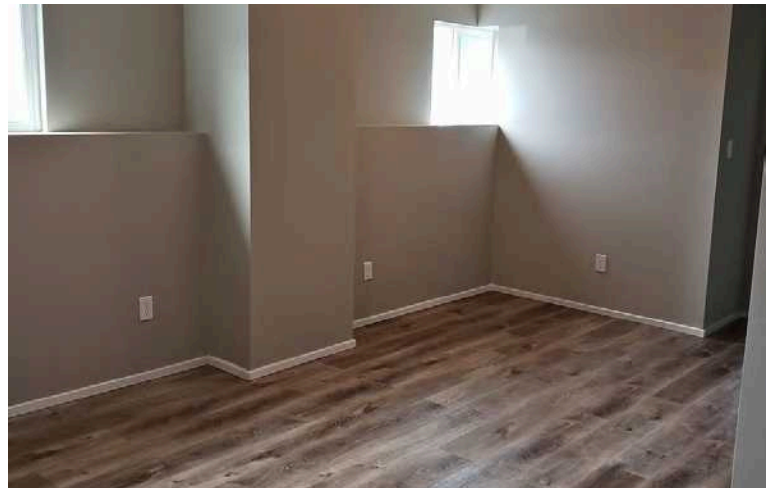


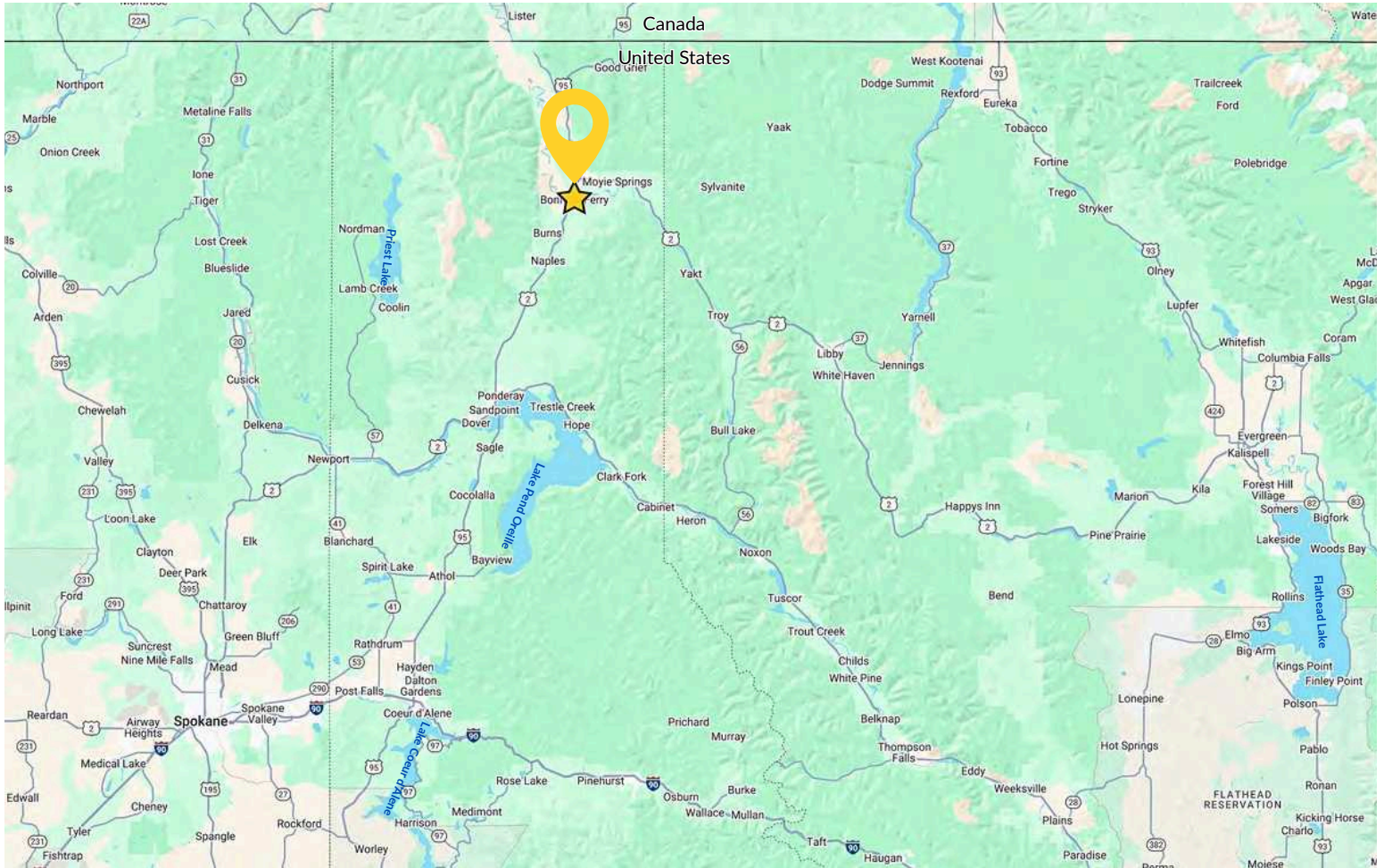
FINANCIAL INFORMATION

SALE PRICE REDUCED | ~~\$600,000~~ \$535,000

CAP RATE | 7.3%

NOI | \$39,000





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VIEW LOCATION



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1579 W RIVERSTONE DRIVE, SUITE 102
COEUR D'ALENE, ID 83814