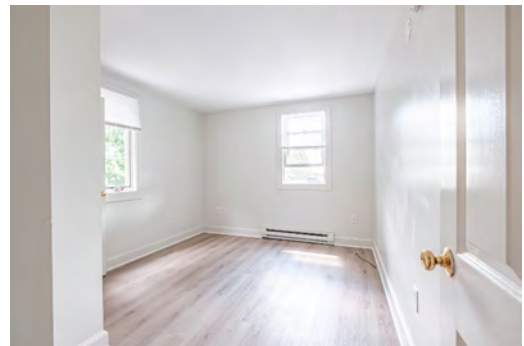
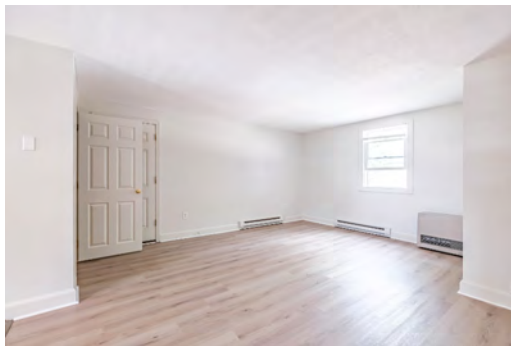




DEERING CENTER 6-UNIT

10 Adelaide St, Portland | \$1,325,000

6 Units | 3,530 SF



True turn-key investment: 6-unit multi-family property offering strong rental potential with updated units and systems in a well-maintained building. The unit mix is perfect: (2) one-bedroom units and (4) two-bedroom units. Each apartment has a private entrance and separately metered utility, for tenant privacy, livability and fewer landlord expenses. A large rear parking lot provides ample off-street parking for residents, and shared laundry in the basement adds everyday convenience. Whether you're growing an existing portfolio or purchasing your first multi-family property, 10 Adelaide is the way to add easy-to-own and easy-to-manage units.



Scan for more
information
on this listing

PROPERTY OVERVIEW

10 Adelaide St, Portland | \$1,325,000

6 Units | 3,530 SF

PROPERTY & DISCLOSURE HIGHLIGHTS

- Lot Size: 0.23+/- acres*
- 3,530+/- SF Living Area*
- Year Built: 1980*
- Seller Purchased in 2011
- Heating System: Rinnai (6), Natural Gas
- Parking: Off-Street Parking

*City Records

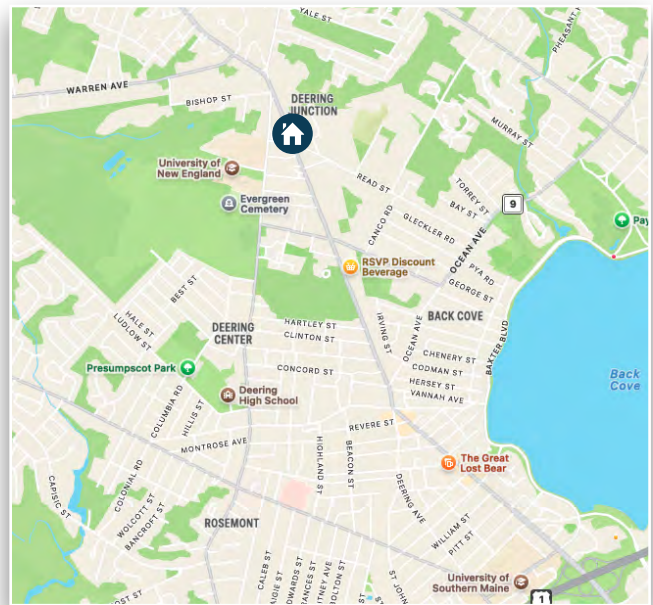
RENT ROLL

Unit	Bed/Bath	Rent	Lease Term
1	2/1	\$2,070	10/31/26
2	1/1	\$1,533	7/31/27
3	1/1	\$1,467	5/31/27
4	2/1	\$1,824	6/30/27
5	2/1	-	Vacant
6	2/1	\$2,039	8/31/27

Total/Mo **\$8,933**
Annual **\$107,196**

EXPENSES

Taxes	\$14,580
Insurance	\$6,500
Hot Water (Unitil Rental Only)	\$219
Water/Sewer	\$2,492
Heat	Tenant Pays
Storm Water	\$372
Electric (House Meter)	\$927
Plowing & Landscaping	\$2,200
Annual Total	\$27,290



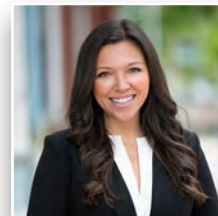
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