

FOR SALE

# Investment Portfolio

Norwich & Ithaca, NY



This portfolio offers an exceptional investment opportunity consisting of two sites. Providing both immediate income potential and long-term growth prospects in two desirable and stable locations.

- Creekwood Apartments located in Ithaca has a total of 57 units
- Norwich Court Apartments located on Midland Drive in Norwich has a total of 62 units
- Attractive mix of spacious Studio Units to beautiful 3-bedroom Townhomes
- Properties can be purchased together or separately



DETAILS	
COMBINED NOI	\$567,586.29
CAP RATE	6.71%
TOTAL UNITS	119 Units
TOTAL SF	87,218+/-
TOTAL ACREAGE	19.58
TOTAL PARKING	158

For a full offering memorandum please contact:

## Contact

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