



כולם משקיעים בנדל"ן - מעטים ישנים בשקט...

1839 Russell Ave, Lincoln Park MI 48146

About the city

What is now **Lincoln Park** was once the Potawatomi Nation, blessed with streams and rivers, lakes of crystal pure water, virgin forests and abundant wildlife.

Lincoln Park is a city in Wayne County in the U.S. state of Michigan. It lies in an area of cities and communities known as Downriver.

Lincoln Park has become a mature, stable community where citizens enjoy a moderate tax base, excellent school systems, nice parks and recreational facilities, a community renewal program, a well-regulated city government, and its own outstanding museum of local history.

About the property

1938 Russel is a beautiful 3 Bedroom 2 Bath home in Lincoln Park.

The house is Freshly painted ,has refinished Hard Woods Floors and a recently redone kitchen.

The house has a a Dining Nook with Bay Window.

Upstairs is a Large Newly carpeted Master Suite with a Full Bath

Deck off the back of the House!



<https://youtu.be/mIvv2cOWAkQ>

**CYT Holdings in Israel:
1 Yehuda Street P. O. Box 23, Elazar, Israel 90942**

**Sales: 073-207-2388
info@tsurel.co.il**

www.tsurel-estates.co.il



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Proposed yield		Details	
\$64,000	Price	1839 Russell Ave. Lincoln Park MI. 48146	Address
\$760	Monthly rental income (gross)	3	No. of bedrooms
\$9,120	Annual rent income (gross)	2	No. of bathrooms
14.2%	Gross annual yield	900	Living space in sq. ft
Fixed expenses		3,920	Ground area in sq. ft
\$1,610	Annual property taxes	1950	Year built
\$730	Annual management fees	Yes	Basement
\$380	Annual insurance	\$97,000	Market value during peak – October 2007
Summary		Additions	
\$2,720	Total fixed costs	Yes	Parking
\$6,400	Annual income (net)	Yes	Heating
10%	Net Annual Yield	No	Cooling

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