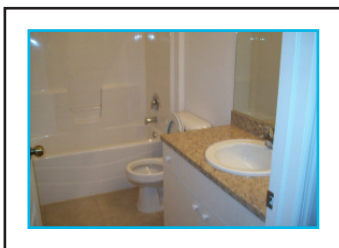


9.30%
NET YIELD



This property is located near Sunshine Blvd., which is the main road to Ft. Myers. This home offers 3 Beds and 2 Baths with neutral selections of paint, flooring, and countertops. Close to Ft. Myers International Airport and shopping. Excellent Prescreened Tenant in place.

Previous Selling Price	\$235,700
Current Price	\$75,000
Current Price as % of Original	32%
Square Footage	1408
Original Price per sq ft	\$167
Current Price per sq ft	\$53
Term of Lease	1 year
Year Built	2007
Bed/ Bath	3/2
Purchase Price	\$75,000
Gross Monthly Rent	\$800
Less Expenses	
Management Fee	\$80
Property Taxes	\$81
Insurance	\$61
Total Est. Expenses	\$222
Net Income (monthly cash flow)	\$578
Net Annual Projected Cash Flow	\$6,936



REFERENCE 1405

*Purchase Costs Exclusive of Closing Costs

Purchase Price : \$75,000