

USA Property Investments

“Turn-key” investment requiring little input from the investor... full rental management included, no hassle, hands off property investment. There’s no better place to buy great value investment property at the moment than America.

Our US foreclosure properties offer returns of around 22% gross (10-14% NET) – they are low cost investment opportunities with tenants in situ and huge capital gains to be experienced over the next few years. We are the experts in selecting the right property. We only offer exceptional investments, like this excellent Detroit option in a stable residential area - sold renovated & tenanted, included in price.

US171: **Woodbine St, Detroit, MI 48219**



Sale Price = 33,900 USD

- 3 bedroom but-to-let Investment Property
- Freehold property in good. sought after rental area
- Located NW of Detroit City
- Close to Redford and Southfield area
- Plot size = 4550 sq ft
- Offered fully renovated (included in price)
- Distressed sale – reduced price!
- **Rental return = 775 USD/month**

This is an ideal location for excellent rental income and price rebound. This is a great middle-class area with good local schools, North West of Detroit City. The property is located between Redford and Southfield which

is very popular so selling in the future should not be an issue. The property is close to all facilities such as schools, shops and is located on a good street with very few foreclosures close-by.

The property needs some small improvement to bring it up to 'code' (included in price) but is offered renovated and tenanted for only \$33,900! The photos below are **BEFORE** renovation. In general, this property has been well maintained and after having viewed the property, we can confirm our view that tenants will be very keen to rent in the future and, most importantly, it should be highly saleable to make a very profitable exit strategy for the investor.

NET return is excellent at over 13%. This is an excellent return, not to mention the huge capital gains to be experienced as the market rebounds. This is a great investment with tenants lined up for \$775 pcm.



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