

INCOME IS EVERYTHING!



4056 LONGFORD...VALUE IN A HIGH PRICED WORLD!

Build your future with sheltered income in the areas safest rental area. Whether you are an owner occupant or an investor a review of our enclosed Net Cost to Own will be the start of something big. \$28,800 Performa Gross/Annum with room to escalate!

- **Rock Bottom Interest Rates**
- **\$2,350/Month Gross**
- **\$20,160 NOI**
- **Separate Utilities**
- **Safe School Neighborhood**
- **Updated & Charming**

ADDRESS: 4056 Longford
SUBURB: Sycamore Twp.
LOT SIZE: .395 acres
SEMI-ANNUAL TAX: \$2,306.94
EASEMENTS: Of Record
RESTRICTIONS: Of Record
STYLE: Traditional

AGE: 1952
CONSTRUCTION: Brick
FOUNDATION: Block
BASEMENT: Partial
ROOF: Composition
EVEN BILLING:
HEAT: Gas, Hot Water

COOLING: Window Unit
ELEM: Deer Park SD
HS: Deer Park SD
PElem: Choice
PHigh: Choice
WATER: Public
SEWER: Public

Quoting: \$229,000

MLS# 1286114



Exclusively Represented By: Gail S. Coughlin
Voice Mail: 247-6731 Home: 871-6885 Mobile: 604-1731
Photos available at: www.gcoughlin.com



COLDWELL BANKER WEST SHELL

OWNED & OPERATED BY NRT, INC.







