# SOLD By J&Co. Commercial Real Estate

., Miami FL .



Prepared By:

George Jimenez

J&Co. Commercial Real Estate Inc. President / Broker (305) 336-6381 george@jcocre.com Lic: BK3274154



## SOLD By J&Co. Commercial Real Estate

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01 Sale Comps

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#### Exclusively Marketed by:

### George Jimenez

J&Co. Commercial Real Estate Inc. President / Broker (305) 336-6381 george@jcocre.com Lic: BK3274154



### Sale Comps

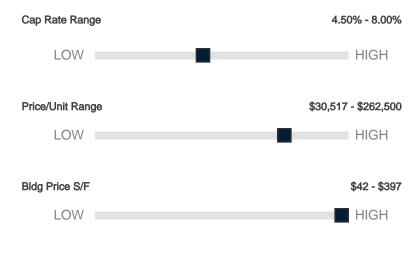
01

Sale Comparables
Sale Comparables Charts



500 SW 3rd Street Miami, FL 33130

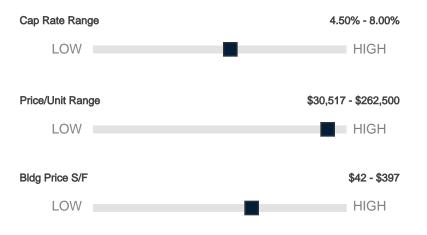
TOTAL UNITS	20
BUILDING SF	10,324
LAND SF	15,000
YEAR BUILT	1960
SALE PRICE	\$4,100,000
PRICE/UNIT	\$205,000
PRICE PSF	\$397.13
CAP RATE	6.00%
OCCUPANCY	98%
CLOSING DATE	4/1/2025
DISTANCE	1.2 miles





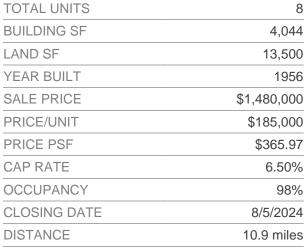
3800 East 4th Avenue Hialeah, FL 33013

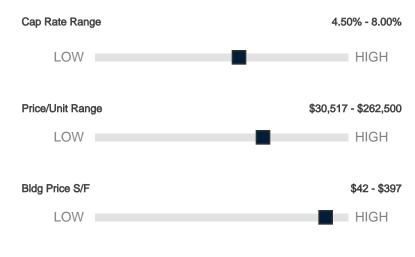
TOTAL UNITS	13
BUILDING SF	12,052
LAND SF	11,707
YEAR BUILT	1969
SALE PRICE	\$3,200,000
PRICE/UNIT	\$246,154
PRICE PSF	\$265.52
CAP RATE	6.40%
OCCUPANCY	100%
CLOSING DATE	1/29/2025
DISTANCE	12.7 miles





185-191 W 6th Street 185 W 6th Street Hialeah, FL 33010







158-166 W 9th Street 158 W 9th Street Hialeah, FL 33010

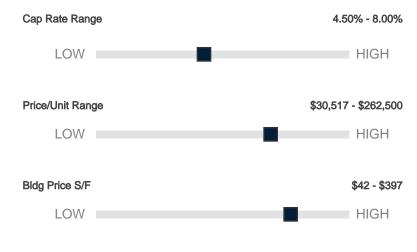
TOTAL UNITS	10
BUILDING SF	4,860
LAND SF	13,500
YEAR BUILT	1963
SALE PRICE	\$1,850,000
PRICE/UNIT	\$185,000
PRICE PSF	\$380.66
CAP RATE	6.50%
OCCUPANCY	98%
CLOSING DATE	8/5/2024
DISTANCE	11.2 miles





85 West 6th Street Hialeah, FL 33010

TOTAL UNITS	26
BUILDING SF	15,776
LAND SF	20,250
YEAR BUILT	1964
SALE PRICE	\$4,970,000
PRICE/UNIT	\$191,154
PRICE PSF	\$315.04
CAP RATE	6.00%
OCCUPANCY	98%
CLOSING DATE	3/8/2024
DISTANCE	10.9 miles





528-534 NW 11th Avenue Miami, FL 33136

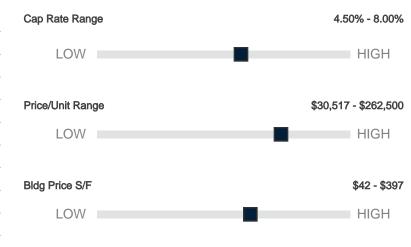
TOTAL UNITS	8
BUILDING SF	5,318
LAND SF	10,000
YEAR BUILT	1974
SALE PRICE	\$1,775,000
PRICE/UNIT	\$221,875
PRICE PSF	\$333.77
CAP RATE	6.00%
OCCUPANCY	98%
CLOSING DATE	7/7/2023
DISTANCE	2.3 miles





1360 NW 3rd Street Miami , FL 33125

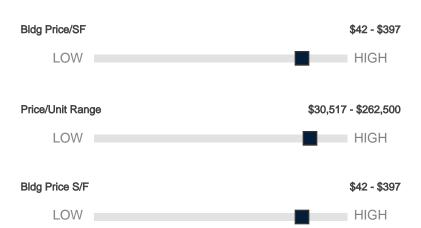






TOTAL UNITS	12
BUILDING SF	8,222
YEAR BUILT	2022
SALE PRICE	\$2,750,000
PRICE/UNIT	\$229,167
PRICE PSF	\$334.47
CLOSING DATE	9/15/2022
DISTANCE	21.8 miles

1639 Madison Street Hollywood, FL 33020





246-256 East 7th Street 246 East 7th Street Hialeah, FL 33010

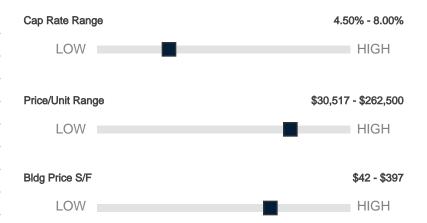
TOTAL UNITS	16
BUILDING SF	11,680
YEAR BUILT	1989
SALE PRICE	\$3,245,000
PRICE/UNIT	\$202,813
PRICE PSF	\$277.83
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	7/21/2022
DISTANCE	10.8 miles





120 West 9th Street Hialeah, FL 33010

10
7,284
1988
\$2,084,500
\$208,450
\$286.18
5.50%
98%
7/21/2022
11.2 miles





6 **TOTAL UNITS** 3,365 **BUILDING SF** 1987 YEAR BUILT SALE PRICE \$1,166,000 \$194,333 PRICE/UNIT PRICE PSF \$346.51 5.50% **CAP RATE** OCCUPANCY 98% **CLOSING DATE** 7/21/2022 DISTANCE 11.0 miles

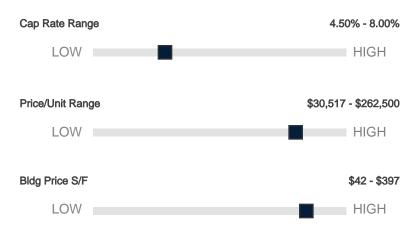


118 West 6th Street Hialeah, FL 33010



290 East 7th Street Hialeah, FL 33010

TOTAL UNITS	5
BUILDING SF	3,159
YEAR BUILT	1998
SALE PRICE	\$1,083,500
PRICE/UNIT	\$216,700
PRICE PSF	\$342.99
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	7/21/2022
DISTANCE	10.8 miles







**TOTAL UNITS BUILDING SF** 4,304 YEAR BUILT 1988 SALE PRICE \$1,045,000 \$261,250 PRICE/UNIT PRICE PSF \$242.80 **CAP RATE** 5.50% OCCUPANCY 98% **CLOSING DATE** 7/21/2022 DISTANCE 18.2 miles

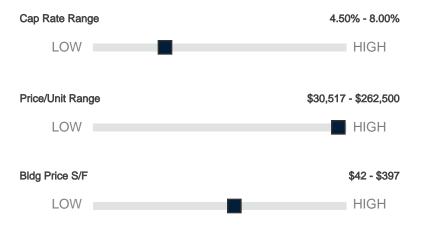
Cap Rate Range 4.50% - 8.00% LOW HIGH Price/Unit Range \$30,517 - \$262,500 LOW HIGH Bldg Price S/F \$42 - \$397 LOW HIGH

1745 West 58th Street Hialeah, FL 33012



1720 West 59th Street Hialeah, FL 33012

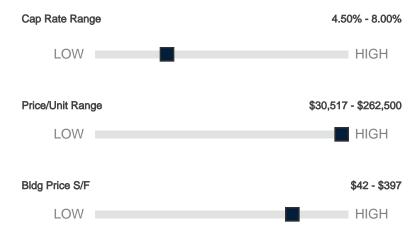
TOTAL UNITS	4
BUILDING SF	4,231
YEAR BUILT	1986
SALE PRICE	\$1,023,000
PRICE/UNIT	\$255,750
PRICE PSF	\$241.79
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	7/21/2022
DISTANCE	18.3 miles





92 West 26th Street Hialeah, FL 33010

TOTAL UNITS	2
BUILDING SF	1,646
LAND SF	6,750
YEAR BUILT	1957
SALE PRICE	\$525,000
PRICE/UNIT	\$262,500
PRICE PSF	\$318.96
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	12/30/2021
DISTANCE	12.7 miles





415 East 24th Street Hialeah, FL 33013

TOTAL UNITS	4
BUILDING SF	4,088
LAND SF	6,750
YEAR BUILT	1987
SALE PRICE	\$1,050,000
PRICE/UNIT	\$262,500
PRICE PSF	\$256.85
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	12/29/2021
DISTANCE	11.8 miles





1465 West 28th Street Hialeah, FL 33010

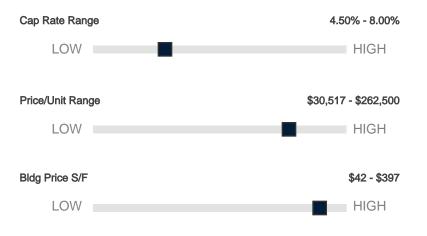
TOTAL UNITS	4
BUILDING SF	2,461
LAND SF	10,125
YEAR BUILT	1967
SALE PRICE	\$700,000
PRICE/UNIT	\$175,000
PRICE PSF	\$284.44
CAP RATE	5.80%
OCCUPANCY	98%
CLOSING DATE	12/24/2021
DISTANCE	13.4 miles





482 East 24th Street Hialeah, FL 33013

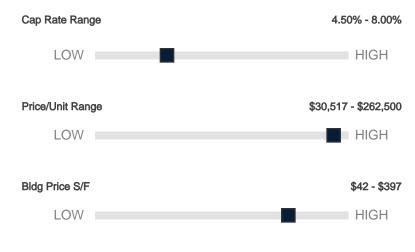
TOTAL UNITS	5
BUILDING SF	2,916
LAND SF	6,750
YEAR BUILT	1981
SALE PRICE	\$1,050,000
PRICE/UNIT	\$210,000
PRICE PSF	\$360.08
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	12/24/2021
DISTANCE	11.8 miles





1824 NW 19th Avenue Miami, FL 33125

TOTAL UNITS	2
BUILDING SF	1,588
LAND SF	4,794
YEAR BUILT	1973
SALE PRICE	\$500,000
PRICE/UNIT	\$250,000
PRICE PSF	\$314.86
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	12/24/2021
DISTANCE	5.7 miles





1820 NW 19th Avenue Miami, FL 33125

LAND SF       4,648         YEAR BUILT       1973         SALE PRICE       \$500,000         PRICE/UNIT       \$250,000         PRICE PSF       \$293.08         CAP RATE       5.50%         OCCUPANCY       98%         CLOSING DATE       12/24/202	TOTAL UNITS	2
YEAR BUILT 1973  SALE PRICE \$500,000  PRICE/UNIT \$250,000  PRICE PSF \$293.08  CAP RATE 5.50%  OCCUPANCY 98%  CLOSING DATE 12/24/2029	BUILDING SF	1,706
SALE PRICE       \$500,000         PRICE/UNIT       \$250,000         PRICE PSF       \$293.08         CAP RATE       5.50%         OCCUPANCY       98%         CLOSING DATE       12/24/202	LAND SF	4,648
PRICE/UNIT       \$250,000         PRICE PSF       \$293.08         CAP RATE       5.50%         OCCUPANCY       98%         CLOSING DATE       12/24/202	YEAR BUILT	1973
PRICE PSF         \$293.08           CAP RATE         5.50%           OCCUPANCY         98%           CLOSING DATE         12/24/202	SALE PRICE	\$500,000
CAP RATE         5.50%           OCCUPANCY         98%           CLOSING DATE         12/24/202	PRICE/UNIT	\$250,000
OCCUPANCY 98% CLOSING DATE 12/24/202	PRICE PSF	\$293.08
CLOSING DATE 12/24/202	CAP RATE	5.50%
	OCCUPANCY	98%
DISTANCE 5.7 miles	CLOSING DATE	12/24/2021
	DISTANCE	5.7 miles





1901 NW 24th Court Miami, FL 33125

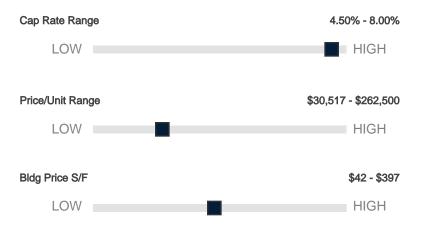
15
9,789
12,600
1997
\$2,267,500
\$151,167
\$231.64
5.50%
98%
9/30/2021
7.2 miles





1637 SW 12th Street Miami, FL 33135

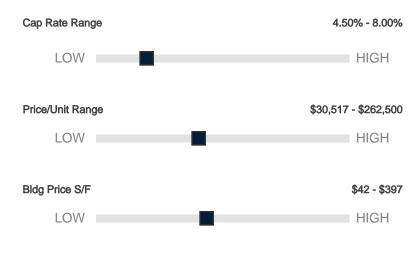
TOTAL UNITS	10
BUILDING SF	4,460
LAND SF	5,900
YEAR BUILT	1924
SALE PRICE	\$950,000
PRICE/UNIT	\$95,000
PRICE PSF	\$213.00
CAP RATE	7.80%
OCCUPANCY	100%
CLOSING DATE	5/28/2021
DISTANCE	1.9 miles





1607 NW 16 Avenue Miami, FL 33125

TOTAL UNITS	8
BUILDING SF	5,044
LAND SF	10,500
YEAR BUILT	1970
SALE PRICE	\$1,000,000
PRICE/UNIT	\$125,000
PRICE PSF	\$198.26
CAP RATE	5.20%
OCCUPANCY	98%
CLOSING DATE	3/17/2021
DISTANCE	5.3 miles





715 West 15th Street Hialeah, FL 33010

TOTAL UNITS	12
BUILDING SF	8,704
LAND SF	13,503
YEAR BUILT	1972
SALE PRICE	\$1,800,000
PRICE/UNIT	\$150,000
PRICE PSF	\$206.80
CAP RATE	5.80%
OCCUPANCY	98%
CLOSING DATE	2/1/2021
DISTANCE	11.8 miles





161 West 29th Street Hialeah, FL 33012

TOTAL UNITS	5
BUILDING SF	6,584
LAND SF	9,675
YEAR BUILT	1970
SALE PRICE	\$1,100,000
PRICE/UNIT	\$220,000
PRICE PSF	\$167.07
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	8/24/2020
DISTANCE	12.8 miles





1764 west 42nd Place Hialeah, FL 33012

TOTAL UNITS	4
BUILDING SF	4,138
LAND SF	7,500
YEAR BUILT	1987
SALE PRICE	\$936,000
PRICE/UNIT	\$234,000
PRICE PSF	\$226.20
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	8/24/2020
DISTANCE	17.9 miles



Notes Unit Mix includes 3-Bedroom/2-Bathroom Units.





3 **TOTAL UNITS BUILDING SF** 3,041 YEAR BUILT 1977 \$615,000 SALE PRICE \$205,000 PRICE/UNIT PRICE PSF \$202.24 **CAP RATE** 6.00% OCCUPANCY 99% **CLOSING DATE** 4/29/2020 DISTANCE 11.8 miles

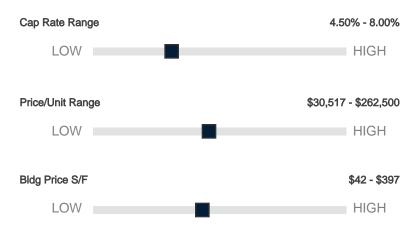
Cap Rate Range 4.50% - 8.00% LOW HIGH \$30,517 - \$262,500 Price/Unit Range LOW HIGH Bldg Price S/F \$42 - \$397 LOW HIGH

130 West 20th Street Hialeah, FL 33010



85 West 6th Street Hialeah, FL 33010

TOTAL UNITS	26
BUILDING SF	18,134
YEAR BUILT	1964
SALE PRICE	\$3,575,000
PRICE/UNIT	\$137,500
PRICE PSF	\$197.14
CAP RATE	5.60%
OCCUPANCY	99%
CLOSING DATE	4/7/2020
DISTANCE	10.9 miles





1523 NW 16th Avenue Miami, FL 33125

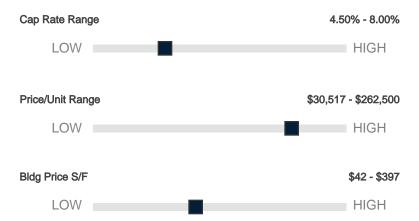
TOTAL UNITS	6
BUILDING SF	3,776
YEAR BUILT	1971
SALE PRICE	\$945,000
PRICE/UNIT	\$157,500
PRICE PSF	\$250.26
CAP RATE	5.80%
OCCUPANCY	98%
CLOSING DATE	3/3/2020
DISTANCE	5.2 miles





1145 West 71st Street Hialeah, FL 33014

TOTAL UNITS	6
BUILDING SF	6,854
YEAR BUILT	1972
SALE PRICE	\$1,280,000
PRICE/UNIT	\$213,333
PRICE PSF	\$186.75
CAP RATE	5.50%
OCCUPANCY	99%
CLOSING DATE	1/8/2020
DISTANCE	19.6 miles





329 SW 9th Avenue Miami, FL 33130

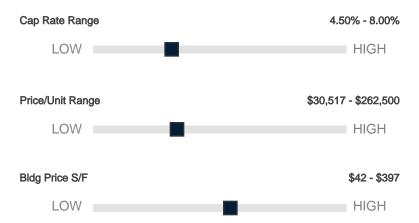
TOTAL UNITS	4
BUILDING SF	2,584
YEAR BUILT	1975
SALE PRICE	\$600,000
PRICE/UNIT	\$150,000
PRICE PSF	\$232.20
CAP RATE	5.80%
OCCUPANCY	98%
CLOSING DATE	10/9/2019
DISTANCE	1.7 miles





1333 NW 15th Street Miami, FL 33125

TOTAL UNITS	12
BUILDING SF	5,508
YEAR BUILT	1963
SALE PRICE	\$1,300,000
PRICE/UNIT	\$108,333
PRICE PSF	\$236.02
CAP RATE	5.60%
OCCUPANCY	98%
CLOSING DATE	10/1/2019
DISTANCE	5.0 miles





14 TOTAL UNITS 7,779 **BUILDING SF** YEAR BUILT 1925 SALE PRICE \$1,120,000 \$80,000 PRICE/UNIT PRICE PSF \$143.98 **CAP RATE** 4.50% 98% OCCUPANCY **CLOSING DATE** 10/1/2019 DISTANCE 1.8 miles



1321 SW 7th Street Miami, FL 33135



TOTAL UNITS	2
BUILDING SF	2,450
YEAR BUILT	1971
SALE PRICE	\$435,000
PRICE/UNIT	\$217,500
PRICE PSF	\$177.55
CAP RATE	6.00%
CLOSING DATE	9/13/2019
DISTANCE	10.8 miles

Cap Rate Range 4.50% - 8.00% LOW HIGH Price/Unit Range \$30,517 - \$262,500 LOW HIGH Bldg Price S/F \$42 - \$397 LOW HIGH

342 East 8th Street Hialeah, FL 33010



1874 West Flagler Street Miami, FL 33135

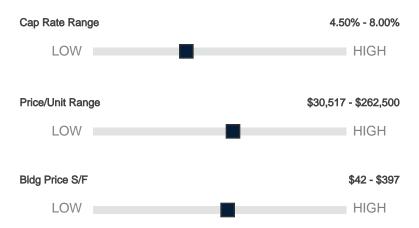
TOTAL UNITS	12
BUILDING SF	10,800
YEAR BUILT	1994
SALE PRICE	\$1,850,000
PRICE/UNIT	\$154,167
PRICE PSF	\$171.30
CAP RATE	5.00%
OCCUPANCY	98%
CLOSING DATE	9/6/2019
DISTANCE	2.9 miles





1920-1938 NW 7th Street 1938 NW 7th Street Miami, FL 33125

TOTAL UNITS	16
BUILDING SF	11,021
YEAR BUILT	1996
SALE PRICE	\$2,555,000
PRICE/UNIT	\$159,688
PRICE PSF	\$231.83
CAP RATE	5.80%
OCCUPANCY	98%
CLOSING DATE	8/5/2019
DISTANCE	3.5 miles





497 East 29th Street Hialeah, FL 33013

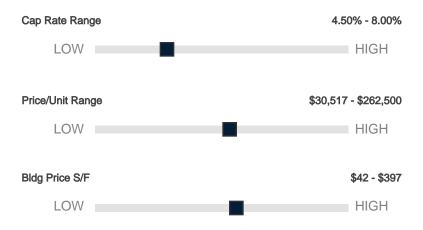
TOTAL UNITS	2
BUILDING SF	2,040
YEAR BUILT	1966
SALE PRICE	\$426,000
PRICE/UNIT	\$213,000
PRICE PSF	\$208.82
CAP RATE	6.40%
OCCUPANCY	98%
CLOSING DATE	6/27/2019
DISTANCE	12.2 miles





1875 NW 7th Street Miami, FL 33125

TOTAL UNITS	8
BUILDING SF	5,140
YEAR BUILT	1996
SALE PRICE	\$1,240,000
PRICE/UNIT	\$155,000
PRICE PSF	\$241.25
CAP RATE	5.50%
OCCUPANCY	98%
CLOSING DATE	5/31/2019
DISTANCE	3.4 miles





501 NW 57th Avenue Miami, FL 33126

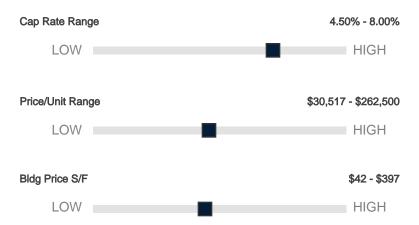
54
33,031
1965
\$7,830,000
\$145,000
\$237.05
5.40%
98%
4/25/2019
10.0 miles





1639 Madison Street Hollywood, FL 33020

12
8,222
1955
\$1,650,000
\$137,500
\$200.68
7.00%
97%
3/4/2019
21.8 miles





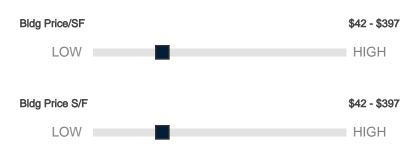
**TOTAL UNITS** 6 5,758 **BUILDING SF** 1925 YEAR BUILT SALE PRICE \$700,000 \$116,667 PRICE/UNIT PRICE PSF \$121.57 **CAP RATE** 6.00% OCCUPANCY 98% **CLOSING DATE** 2/8/2019 DISTANCE 7.0 miles



1961 NW 24th Court Miami, FL 33125



**BUILDING SF** 10,000 1918 YEAR BUILT SALE PRICE \$1,400,000 PRICE PSF \$140.00 **CLOSING DATE** 7/6/2018 DISTANCE 2.0 miles



236-244 NW 7th Avenue 244 NW 7th Avenue Miami, FL 33128

Notes Property Sold by George Jimenez, as a redevelopment to build 52 apartment units





534 NW 11th Avenue Miami, FL 33136

TOTAL UNITS	4
BUILDING SF	2,572
YEAR BUILT	1997
SALE PRICE	\$765,000
PRICE/UNIT	\$191,250
PRICE PSF	\$297.43
CAP RATE	5.90%
OCCUPANCY	98%
CLOSING DATE	6/21/2018
DISTANCE	2.3 miles



Property Sold By George Jimenez Notes





528 NW 11th Avenue Miami, FL 33136

TOTAL UNITS	4
BUILDING SF	2,669
YEAR BUILT	1974
SALE PRICE	\$765,000
PRICE/UNIT	\$191,250
PRICE PSF	\$286.62
CAP RATE	5.90%
OCCUPANCY	98%
CLOSING DATE	6/21/2018
DISTANCE	2.3 miles



Notes Property Sold By George Jimenez



1360 NW 3rd Street Miami, FL 33125

TOTAL UNITS	5
BUILDING SF	4,060
YEAR BUILT	1974
SALE PRICE	\$690,000
PRICE/UNIT	\$138,000
PRICE PSF	\$169.95
CAP RATE	6.00%
OCCUPANCY	100%
CLOSING DATE	5/25/2018
DISTANCE	2.6 miles





8849 NW 119th Street Hialeah Gardens, FL 33018

TOTAL UNITS	19
BUILDING SF	19,000
YEAR BUILT	1999
SALE PRICE	\$3,620,000
PRICE/UNIT	\$190,526
PRICE PSF	\$190.53
CAP RATE	6.00%
OCCUPANCY	100%
CLOSING DATE	3/30/2018
DISTANCE	19.0 miles



Notes Property Sold By George Jimenez. Unit Mix: 6 units 2-bedroom/2bathroom (Rent: \$1,500), 13 units: 2-bedroom/1.5 bathroom (Rent: \$1,450)



28
22,000
2017
\$4,600,000
\$164,286
\$209.09
2/16/2018
2.1 miles

Bldg Price/SF \$42 - \$397 LOW HIGH Price/Unit Range \$30,517 - \$262,500 LOW HIGH Bldg Price S/F \$42 - \$397 LOW HIGH

Property Sold By George Jimenez

Notes

971 W Flagler Street Miami, FL 33130

380 East 50th Street Hialeah, FL 33013

TOTAL UNITS	8
BUILDING SF	5,035
YEAR BUILT	1968
SALE PRICE	\$925,000
PRICE/UNIT	\$115,625
PRICE PSF	\$183.71
CAP RATE	6.00%
OCCUPANCY	99%
CLOSING DATE	9/28/2017
DISTANCE	13.7 miles







158-166 W 9th Street Hialeah, FL 33010

TOTAL UNITS	10
BUILDING SF	4,660
YEAR BUILT	1963
SALE PRICE	\$955,000
PRICE/UNIT	\$95,500
PRICE PSF	\$204.94
CAP RATE	6.00%
OCCUPANCY	99%
CLOSING DATE	3/31/2017
DISTANCE	11.2 miles





11916 133 Avenue North Largo, FL 33778

TOTAL UNITS	16
BUILDING SF	4,160
YEAR BUILT	1964
SALE PRICE	\$1,075,000
PRICE/UNIT	\$67,188
PRICE PSF	\$258.41
CAP RATE	8.00%
OCCUPANCY	98%
CLOSING DATE	6/3/2016
DISTANCE	285 miles

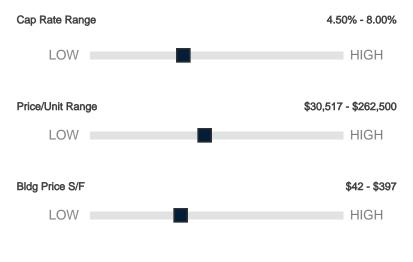


Notes Property Sold By George Jimenez



1120 West 77th Street Hialeah, FL 33012

TOTAL UNITS	6
BUILDING SF	4,793
YEAR BUILT	1983
SALE PRICE	\$820,000
PRICE/UNIT	\$136,667
PRICE PSF	\$171.08
CAP RATE	5.79%
OCCUPANCY	99%
CLOSING DATE	3/3/2016
DISTANCE	20.0 miles



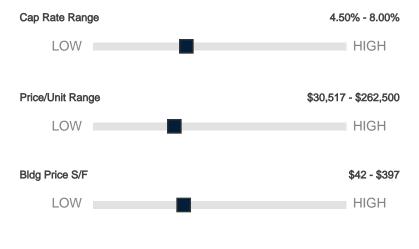
Notes Property Sold by George Jimenez

52



1440-1445 W 29th Street 1445 West 28th Street Hialeah, FL 33010

TOTAL UNITS	16
BUILDING SF	9,900
YEAR BUILT	1969
SALE PRICE	\$1,685,000
PRICE/UNIT	\$105,313
PRICE PSF	\$170.20
CAP RATE	5.80%
OCCUPANCY	99%
CLOSING DATE	11/27/2015
DISTANCE	13.4 miles



Notes Property Sold by George Jimenez



482 East 24th Street Hialeah, FL 33013

TOTAL UNITS	5
BUILDING SF	3,362
YEAR BUILT	1981
SALE PRICE	\$550,000
PRICE/UNIT	\$110,000
PRICE PSF	\$163.59
CAP RATE	6.00%
OCCUPANCY	99%
CLOSING DATE	9/3/2015
DISTANCE	11.8 miles





1461 West 42nd Street Hialeah, FL 33012

TOTAL UNITS	21
BUILDING SF	24,660
YEAR BUILT	1981
SALE PRICE	\$3,000,000
PRICE/UNIT	\$142,857
PRICE PSF	\$121.65
CAP RATE	5.80%
OCCUPANCY	99%
CLOSING DATE	7/30/2015
DISTANCE	14.2 miles



Notes Property Sold by George Jimenez

Notes



415 East 24th Street Hialeah, FL 33013

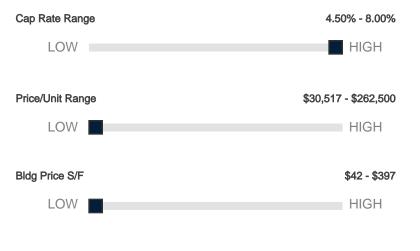
TOTAL UNITS	4
BUILDING SF	3,486
YEAR BUILT	1987
SALE PRICE	\$550,000
PRICE/UNIT	\$137,500
PRICE PSF	\$157.77
CAP RATE	5.76%
OCCUPANCY	99%
CLOSING DATE	7/22/2015
DISTANCE	11.8 miles





1845 Lindberg Drive Jacksonville, FL 32210

TOTAL UNITS	29
BUILDING SF	20,840
YEAR BUILT	1977
SALE PRICE	\$885,000
PRICE/UNIT	\$30,517
PRICE PSF	\$42.47
CAP RATE	8.00%
OCCUPANCY	90%
CLOSING DATE	11/25/2014
DISTANCE	358 miles



Property Sold By George Jimenez





98 West 7th Street Hialeah, FL 33010

TOTAL UNITS	9
BUILDING SF	4,634
LAND SF	13,500
YEAR BUILT	1963
SALE PRICE	\$1,025,000
PRICE/UNIT	\$113,889
PRICE PSF	\$221.19
CAP RATE	6.00%
OCCUPANCY	99%
CLOSING DATE	12/13/2019
DISTANCE	10.9 miles





2799 East 4th Street Hialeah, FL 33013

24
15,062
1968
\$2,187,500
\$91,146
\$145.23
6.30%
99%
10/7/2014
12.0 miles



Notes Property Sold by George Jimenez



1711 SW 5th Street Miami, FL 33135

TOTAL UNITS	5
BUILDING SF	2,692
YEAR BUILT	1961
SALE PRICE	\$385,000
PRICE/UNIT	\$77,000
PRICE PSF	\$143.02
CAP RATE	6.50%
OCCUPANCY	97%
CLOSING DATE	5/7/2014
DISTANCE	2.6 miles





2364-2380 W 56th Street. 2364 West 56th Street Hialeah, FL 33016

TOTAL UNITS	40
BUILDING SF	32,400
YEAR BUILT	1990
SALE PRICE	\$4,000,000
PRICE/UNIT	\$100,000
PRICE PSF	\$123.46
CAP RATE	6.00%
OCCUPANCY	99%
CLOSING DATE	1/24/2014
DISTANCE	18.4 miles

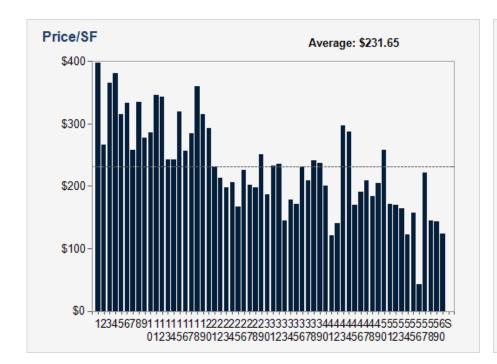


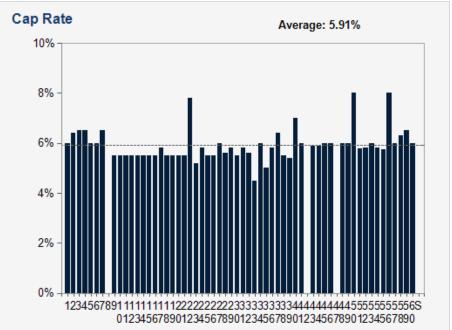
Notes Property Sold by George Jimenez

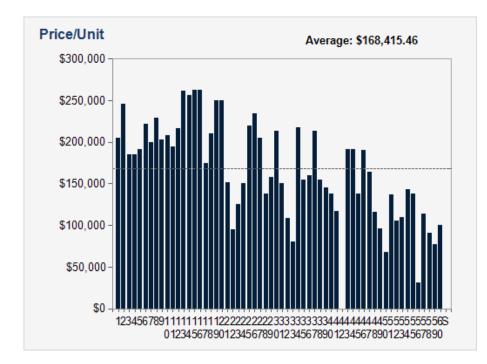


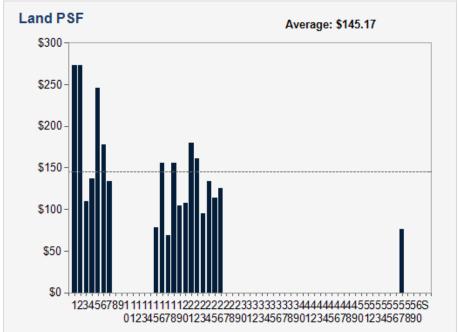
SOLD By J&Co. Commercial Real Estate

. Miami, FL .









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Exclusively Marketed by:

#### George Jimenez

J&Co. Commercial Real Estate Inc. President / Broker (305) 336-6381 george@jcocre.com Lic: BK3274154

