

★ INVESTMENT OPPORTUNITIES ★

PUBLIC AUCTION

OF

**VALUABLE CHESTER COUNTY REAL ESTATE
8 RESIDENTIAL RENTAL PROPERTIES
FULLY RENTED AND UP TO DATE
CITY INSPECTIONS
(7 Twin Dwellings & 1-2 Unit Twin Dwelling)**

★ WEDNESDAY, OCTOBER 21, 2020 6:00 PM ★

Auction for All Properties to be Held at the
West End Fire Company 134 Strode Ave., Coatesville, PA 19320

★ NO BUYER PREMIUM ★

Auction Terms: 10% Down Payment of Purchase Price Day of Auction.
Buyer Pays All Realty Transfer Taxes and is Responsible to Obtain City
of Coatesville Use & Occupancy Permit. Settlement by November 30,
2020. Cash or PA Check Accepted for Down Payment. Guaranteed Free &
Clear Title

★ OPEN FOR INSPECTION ★

Tuesday, September 29, 2020 from 4-6 PM
Wednesday, October 21, 2020 from 4:45-5:45 PM
No Private Showings

Visit our Website at www.barrdavis.com for Property Information
Additional Pictures, and Sellers Disclosure Forms.



(717) 442-9221

(610) 384-8433

www.barrdavis.com

AY-002084

Announcements Day of Auction Take Precedence Over Previous Advertising

See Reverse Side for Property Details and Photos

★AUCTION PROPERTY INFORMATION★

1.  **139 Strode Avenue, Coatesville, PA 19320**
Tax ID: 16-09-0346. 1,467 Sq. Ft.+/- . Brick Twin
4 BRs, 2 Baths, .0705 Acre +/- Lot With Off Street Parking
Electric Baseboard Heat. Currently Rented at \$900/month + utilities
Total taxes \$3,353. Estimated net income \$6,296
2.  **141 Strode Avenue, Coatesville, PA 19320**
Tax ID: 16-09-0345 1,440 Sq. Ft.+/- . Brick Twin
4 BRs, 2 Baths, .0687 Acre +/- Lot With Off Street Parking
Electric Baseboard Heat. Currently Rented at \$900/month + utilities
Total taxes \$2,897. Estimated net income \$6,704
3.  **159 Strode Avenue, Coatesville, PA 19320**
Tax ID: 16-09-0336 1,400 Sq. Ft.+/-
4 BRs, 1.5 Baths, .0681 Acre +/- Lot with 1 car garage
Oil Hot Air Heat. Currently Rented at \$950/month + utilities
Total taxes \$2,140. Estimated net income \$8,153
4.  **211 Madison Street, Coatesville, PA 19320**
Tax ID: 16-09-0230 1,092 Sq. Ft.+/- . Brick Twin
3 BRs, 1 Bath, .0619 Acre +/- Lot With Off Street Parking
Electric Baseboard Heat. Currently Rented at \$950/month + utilities
Total taxes \$1,753. Estimated net income \$7,549
5.  **218 W. Lincoln Highway, Coatesville, PA 19320**
Tax ID: 16-04-0160.0100 1,580 Sq. Ft.+/- . Brick Twin
4 BR, 1 Bath, .0741 Acre +/- Lot With Off Street Parking
Currently Rented at \$1,000/month + utilities
Total taxes \$1,876. Estimated net income \$8,897.
6.  **222 W. Lincoln Highway, Coatesville, PA 19320**
Tax ID: 16-04-0160 1,550 Sq. Ft.+/- . Brick Twin
5 BRs, 1 Baths, .0897 Acre +/- Lot With Off Street Parking
Gas Hot Water Heat. Currently Rented at \$1,000/month + utilities
Total taxes \$3,004. Estimated net income \$7,793
7.  **45 South 5th Street, Coatesville, PA 19320**
Tax ID: 16-06-0442 1,558 Sq. Ft.+/- . Brick Twin
4 BRs, 1 Bath, .0767 Acre +/- Lot With Off Street Parking
Gas Hot Heat. Currently Rented at \$900/month + utilities
Total taxes \$3,353. Estimated net income \$6,296
8.  **30 N. 5th Avenue, Coatesville, PA 19320**
Tax ID: 16-06-0162 2,129 Sq. Ft.+/- . Stucco & Frame Twin w/ 2 Units
Unit 1- 2 BR, 1 Bath Current Rent \$850/mo
Unit 2-3 BR, 1 Bath Current Rent \$750/mo
Both Electric Baseboard Heat. .0822 Acre +/- Lot
Total taxes \$2,855. Estimated net income \$14,965

Properties sold “AS IN”. Condition average to good. Most tenants have been in place for years. Rents on most units below market.