

LAKWOOD AREA DUPLEXES



Price: \$ 600,000
Status: AVAILABLE
Address: 1603 Gunter St, Durham, NC
27707
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OVERVIEW

This offering consists of four duplexes at 1603, 1605, 1607 and 1609 Gunter Street, located just one mile from Downtown Durham and Duke University. The properties are also within steps of the redeveloping Lakewood shopping center and surrounded by neighboring single-family homes that experienced price appreciation from approximately \$100/sf to nearly \$200/sf in the last seven years. All eight units are one-bedroom, one-bath and offer a great opportunity to capture income upside through strategic renovations.

UNIT INFORMATION

Unit	Type	Size	Rent
8 UNITS	1 BD/1 BA	630 SF	\$545 AVG

PROPERTY INFORMATION

Pin	082114249635, 082114248783	Tax Value	\$295,090 (Total as of 2019)
Taxes	\$2,581.44 (Total in 2018)	Lot Size	.93 TOTAL
Year Built	1920	Exterior	WOOD
Floors	VINYL, LVT, HARDWOOD	Foundation	CRAWL
HVAC	WINDOW A/C, BASEBOARD HEAT	Owner Financing	NONE
Utilities	PAID BY TENANT	Appliances	RANGE, REFRIGERATOR, W/D CONNECTIONS
Legal Description	SEE TAX RECORDS	Zoning	RU-M

LOCATION MAP

