



Price: \$349,000 Address: 514 Hamilton Heights Road, Corvallis

Property

Covenants: No **Road:** County, Paved
Property Tax: \$1,049.91 for 2008 **Drinking Water:** Private Well (182 ft, 25 gpm)
Land Size: 2.09 Acres **Fencing:** Partial
Garage / Parking: 2 Car Garage **Year Built:** See Agent
Includes: 7 Mobile Homes, Storage Shed

Legal: Tract A COS # 1049, a portion of Lot 11, Block 2, Hamilton Heights

Individual Units

Total Number of Units: 7

Unit 1	Sq Ft: 658	Beds: 2	Baths: 1	Rent: \$550	Unit 4	Sq Ft: 658	Beds: 3	Baths: 2	Rent: \$450
Unit 2	Sq Ft: 1456	Beds: 3	Baths: 2	Rent: \$495	Unit 5	Sq Ft: 672	Beds: 2	Baths: 1	Rent: \$350
Unit 3	Sq Ft: 964	Beds: 3	Baths: 2	Rent: \$450	Unit 6	Sq Ft: 854	Beds: 2	Baths: 1	Rent: \$350

Directions

- Eastside Highway To Hamilton Heights Road
- East To Address
- North Side Or Road

HARD TO FIND INVESTMENT

- 7 Unit Mobile Home Park
- Seller Owns All Manufactured Homes
- Good Rental History
- Above Taxes Include Land, 1 Mobile, Garage, 2 Sheds
- Septic System Replaced In 2007
- Storage Sheds For Units
- Good Access
- Tremendous Views
- Rural Setting
- Good Return
- Daly Ditch Irrigation Rights

Information is deemed to be correct but no guarantees are made by the real estate office, the agent, or the seller. All prospective buyers should perform their own independent investigation of all conditions related to a possible sale of this property.



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