



Gerchick Real Estate - I answer my PHONE

"Make the Market Work for YOU"™

**Gather Income from the SFH while building
additional MF Units-Easy to Show**

748 E Carol Ave

Phoenix AZ 85020

\$595,000

MLS #6828439



DETAILS

**Prime Investment Opportunity: Renovated 3-Bedroom Home
with Development Potential for 8 Multifamily Units**

An Exceptional Value-Add Opportunity in a Growing Market

Seize this rare investment opportunity featuring a beautifully renovated 3-bedroom, 2-bathroom home alongside a prime development site with the potential to build 8 brand-new multifamily units. Whether you're an investor looking for immediate rental income, a developer seeking a new project, or a buyer looking to live on-site while planning future development, this property offers an unmatched combination of income potential and long-term appreciation.

Investor's Vision:

This property is perfect for an investor or developer looking to capitalize on a turnkey home with near-term development potential. Whether you're flipping, holding for rental income, or building for long-term equity growth, this is an exceptional opportunity in today's competitive market.

Don't miss out on this rare investment! Contact us today for more details, financial projections, and site plans.



Linda Gerchick, CCIM
Designated Broker
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HIGHLIGHTS

Turnkey Rental Income – Fully renovated 3-bed, 2-bath home ready for immediate rental or owner occupancy.

Development Potential – Room to build 8 brand-new multifamily units in a high-demand rental market.

Prime Location – Close to employment centers, schools, shopping, and major transit corridors.

Zoning Advantage – Favorable zoning allows for efficient and high-yield multifamily development.

Strong Market Demand – Rental properties in this area experience low vacancy rates and increasing rents.



Immediate Cash Flow – Generate income from the existing home while planning or building new units.

High Return Potential – Maximize your ROI with dual income streams and long-term appreciation.

Flexible Investment Strategy – Ideal for long-term hold, value-add development, or a high-margin flip. **Scalability** – Start with one property and expand into a lucrative multifamily portfolio.

Limited Competition – Rare opportunity to own a move-in-ready home with development potential on the same lot.



CCIM Institute
Equipping the world's best minds in commercial real estate



**Gerchick
Real Estate**

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