Senior Duplexes Investment Opportunity

4913 Elizabeth St Texarkana, TX



Details

The Palms is a senior living community located at 4913 Elizabeth Street in Texarkana, Texas.

The property offers spacious two bedroom residences featuring open floor plans, large master bedrooms, walk-in closets, and wheelchair-accessible bathrooms.

Each residence includes a full kitchen, ample storage space, and covered parking.

Conveniently situated near shopping, dining, and medical facilities, The Palms provides easy access to Interstate 30, Summerhill Road, and State Line Avenue.



NOI: $132.524.36 - Cap Rate: 7.5%

Purchase Price: $1,766,991.47

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REYNOLDS REALTY MANAGEMENT INCORPORATED

Reynolds Realty Management, Inc. | 903.832.3700 | ReynoldsRealtyMgmt.com

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Rent Roll

Unit Address (16 units)	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	
1	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
2	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
3	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
4	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	
5	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
6	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	
7	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	
8	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
17	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	
18	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
19	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
20	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
21	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	$ 975.00	
22	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	$ 935.00	
23	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	$ 970.00	
24	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	$ 945.00	
Total Income	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 15,205.00	$ 182,460.00
Insurance	$ 942.39	$ 942.39	$ 942.39	$ 942.39	$ 1,057.82	$ 1,057.82	$ 1,057.82	$ 1,057.82	$ 1,057.82	$ 1,057.82	$ 1,057.82	$ 1,057.82	
Taxes Property	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	$ 2,591.96	
Lawncare	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	$ 250.00	
Maintenance	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	$ 300.00	
NNN Expenses	$ 4,084.35	$ 4,084.35	$ 4,084.35	$ 4,084.35	$ 4,199.78	$ 4,199.78	$ 4,199.78	$ 4,199.78	$ 4,199.78	$ 4,199.78	$ 4,199.78	$ 4,199.78	$ 49,935.64

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