

INVESTMENT GROUP ORDERED ONLINE AUCTION - 7 PHOENIX HOUSES

AUCTION LOT #	PROPERTY ADDRESS	STARTING BID	MLS #	BEDS	BATHS	PARKING	YEAR BUILT	HOUSE SIZE	LOT SIZE (ACRES)
1	8447 W ROMA AVE, PHOENIX, AZ, 85037	\$285,000	6512929	3	2	1-CAR CARPORT	1972	1,373	0.15
2	7506 W MONTECITO AVE, PHOENIX, AZ, 85033	\$190,000	6510344	3	1	1-CAR CARPORT	1978	1,026	0.15
3	4240 N 63RD AVE, PHOENIX, AZ, 85033	\$190,000	6519103	3	2	2-CAR GARAGE	1961	1,529	0.23
4	6438 W FAIRMOUNT AVE, PHOENIX, AZ, 85033	\$175,000	6514762	3	1	1-CAR CARPORT	1960	910	0.16
5	5624 W CAMBRIDGE AVE, PHOENIX, AZ, 85035	\$190,000		3	2	2-CAR GARAGE	1970	1,260	0.16
6	827 N 61ST AVE, PHOENIX, AZ, 85043	\$190,000		3	1	2-CAR CARPORT	1979	1,348	0.16
7	6733 N 32ND AVE, PHOENIX, AZ, 85017	\$190,000		3	2	2-CAR SLAB	1954	1,474	0.14

SUBDIVISION + LOT #	ANNUAL PROPERTY TAX	HOA	REMODELED	OCCUPIED?	LAST RENTAL AMOUNT
SUNRISE TERRANCE 4, LOT 70	\$862	NO	YES	NO	\$X,XXX
MARLBOROUGH COUNTRY UNIT 7, LOT 31	\$883	NO	NO	NO	\$X,XXX
MARYVALE TERRACE, LOT 10672	\$1,037	NO	NO	NO	\$X,XXX
SUNSET KNOLL 2, LOT 103	\$675	NO	NO	NO	\$X,XXX
HOMESTEAD TERRANCE UNIT 6, LOT 976	\$929	NO	NO	NO	\$1,350
CENTURA WEST, LOT 10	\$702	NO	NO	NO	\$X,XXX
CAVALIER GLEN, LOT 17	\$1,420	NO	NO	NO	\$X,XXX

NOTES
Open floorplan and completely remodeled. Brand new roof with warranty. New vinyl wood flooring throughout. New interior+exterior painting. New kitchen has an open layout & white shaker cabinets with stone countertops. New eors+ceiling fans. New vanities+quartz countertops and brand new toilets. Private and spacious backyard.
3-bed/2-bath home in the Maryvale area. Excellent investment opportunity to fix and flip, to cash flow for rental income or to occupy for yourself.
Patio off living room and master bedroom that looks across the street at Maryvale Golf Course. Large covered patio off dining room. 2 car garage. Huge 1/4-acre lot.
3-bed/2-bath home in the Maryvale area. Excellent investment opportunity to fix and flip, to cash flow for rental income or to occupy for yourself.
Tenant's lease term ends 3/31/2023. Tenant pays \$1,350/month and would like to continue renting.
Solid block home. 3 good size bedrooms. Split floorplan. Ample storage inside and off carport. Good size front and back yards.
Solid block home. 3 bedrooms. Carport enclosed and can be used as a family room, bonus room, or office.