

EMERALD GARDEN APARTMENTS

1451 Trenton Court
Milford, Ohio 45150



COUNTRY LIVING on 8.6 Acres, more or less

A 48-Unit Apartment Village (consisting of 38, 2-bdrms, 1, 3-bdrm, and 9, 1-bdrms) constructed as four 12-unit Buildings by Comberger Builders for its own portfolio. Masonry Construction with gable roofs, each building features two (2) laundries equipped with seller-owned machines. The on-site management office is a separate 12x28 building with porch and vending machines. An 8-plus acre Parklike Setting with picnic tables near a Nature Center and Playgrounds gets rave reviews from the tenants. Built in 1978 most units are newly upgraded for rental increases. Tenants pay HVAC and electric. At \$45,000/unit, this property represents one of the most desirable investment opportunities in a rapidly developing I-275 access corridor.

For further information, please contact:

Gail S Coughlin
Senior Account Executive
Coldwell Banker West Shell
Office: 513-891-8500
Voice Mail: 513-483-4569
Email: gail@gcoughlin.com
Cell: 513-604-1731