

**1002 Montrose Ave.
Charlottesville, VA**



Commercial & Residential Real Estate
Business Brokers & Consultants



Investment Opportunity!

Duplex just blocks from Downtown Charlottesville

- Great rental history!
- Not your typical duplex- side by side units
- 2 rental units: each 2 bedrooms, 1 bath
- Fully leased
- 1,357 total sf
- \$1,300 per month gross income
- Landlord pays water and sewer
- Tenant pays electric and trash
- Leases Convey

Offered at \$199,500

MLS #444135

Stu Rifkin, Listing Agent

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