



**Property Description**

Quality condominium project

**Address**

2397 Park Ave  
Austin , Texas 3456  
USA

**Location Description**

Gentrified neighbourhood within walking distance to the vibrant downtown & University Area

**Financing**

	Lender	Amount	Interest Rate	Monthly Payment	Amort. Period (Yrs)	Term Expiry Date
Description1	Lender1	100,000	30.00%	1,999	5	date1
Description2	Lender2	200,000	40.00%	2,999	6	Date2
		<u>\$ 300,000</u>		<u>\$ 4,998</u>		

**Legal**

**Legal**

123540293-ALL

**Zoning**

Multi Family

**Encumbrances**

Draw mortgage registered on the property



**Property Taxes Information**

Assessment Date Jan 2007  
 Property Taxes \$ 0  
 Roll or Identification Number 979683-812 PL321

**Assessed Value**

Land	5,600,000
Improvements	-
	<hr/> 5,600,000

**Land**

Dimensions 175 Feet x 130 Feet  
 Frontage 175 Ft  
 Land Area 22,750 Sq. Ft

**Building**

Age 0 Years  
 No of Floors 8

Building Area 65,000 Sq. Ft  
 Total No. of Units 60

**Parking**

Uncovered	-
Covered	75
Other	-
Total Parking	<hr/> 75

Water  
 Gas  
 Each unit has its own hot water tank

Heat  
 Gas  
 Central air conditioning system

**Construction**

Concrete

**Building Equipment & Systems**

**Elevators**

No. of Elevators 1  
 Top quality hydraulic elevator

**Mechanical Equipment**

Secured underground parking