

1553 Birch Log Place  
Austell, GA 30168



**Bedrooms:** 3    **Year Built:** 1978  
**Bathrooms:** 2    **Taxes:** \$640  
**Sq. Footage:** 1,488 S/F

**TOTAL SALES PRICE: \$67,900**  
(Includes \$21,00 Rehab)

## TURN KEY REAL ESTATE INVESTING ATLANTA, GA

### Comparable Sales Within Proximity

1137 Poplar Log	3/2	\$99,000
4022 Audrey Court	3/3	\$98,000
7026 Shenandoah Trail	3/2	\$76,400
1878 S. Carisbrook	3/2	\$89,000
4872 Nature Trail	3/2	\$98,000

Information herein believed to be accurate but not warranted

**Approx Down Payment: \$13,580**  
**Approx. Financed Amount: \$54,320**  
**Projected Monthly Rent: \$850**  
**Approx. Monthly PITI: \$395**  
**Projected Property Mgmt.: \$68**  
**Projected Gross Cash Flow: \$387**