

581 ROCK SHADOW COURT
STONE MOUNTAIN, GA 30087



Assessed Value = \$124,500
Last Sold in 2008 for \$144,756!

BEDROOMS: 4
BATHROOMS: 2
SQ. FOOTAGE: 1,780 S/F

65%
LTV

PRICE: \$59,900
REPAIRS: \$15,000
ARV: \$115,000

TURN KEY REAL ESTATE INVESTING
ATLANTA, GA

Comparable Sales Within Proximity	BD/BA	Sq.Ft.	Last Sold	Sales Price
6427 Lester Ln	3/3	2126	3/13/2009	119,000
760 Pennybrook Ln	3/3	2100	3/14/2009	125,000
622 Pennylake Ct	3/2	1620	11/26/2008	130,000
5612 Pennybrook Ct	3/2	1364	9/30/2008	121,500

Information herein believed to be accurate but not warranted

100% Financing Available
Only \$2500 Earnest Money!
Only 2 pts/10% Interest on Hard Money!
Refinance in 30-60 Days!