

# Hamptons

INTERNATIONAL



**8737 N Colton St, Spokane, WA 99218**

**£450,000**

**(\$599,000)**

## Property details

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### Key features

- **Appliances: Dryer**
- **Appliances: Refrigerator**
- **Appliances: Washer**
- **Basement: Slab Foundation**
- **Exterior: Sprinkler System**
- **Heating Type: Baseboard**
- **Lot Description: Wooded**

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## Description

Great investment opportunity featuring a fully occupied 4-plex in North Spokane within the sought-after Mead School District. Offering strong rental history, immediate income, and future upside potential, this property presents an attractive value-add opportunity in a highly rentable location. Each spacious 2 bed, 2 bath unit includes in-unit laundry, individual A/C, private one-car garages, and functional layouts that appeal to long-term tenants. Lower units feature walk-out yards, while upper units enjoy private decks. Recent improvements include a partial roof in 2022, plus updated flooring, paint, and appliances in select units. Conveniently located near retail, restaurants, schools, and public transit. Gross Monthly Income: \$4,325. NOI: \$23,966. Potential to package with 1111 & 1117 W Providence for expanded investment opportunity.



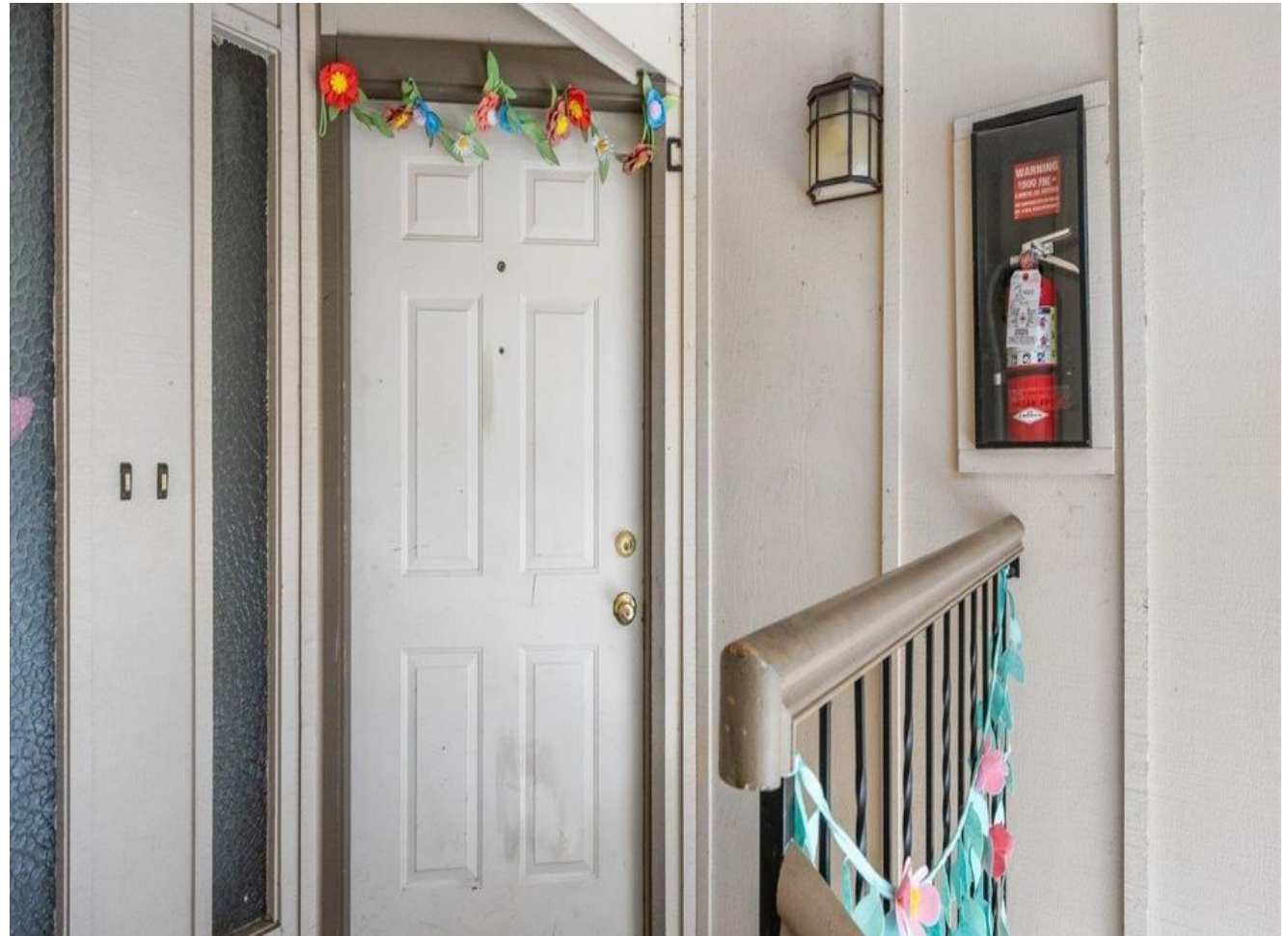


















# Location

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