

# 503, SHERIDAN, AVENUE, DAYTON, OH, 45403

<https://www.flourishteam.com>

503, Sheridan,  
Avenue, Dayton,  
OH, 45403



\$97,500



Turnkey 2-bedroom, 1-bath investment property renovated in October 2024 and currently producing \$950/month in rental income. The tenant moved in June 2025, and the lease runs through June 30, 2026, providing stable cash flow for the next owner. The renovation included fresh interior paint, new LVP flooring in the main living areas, new carpet in [...]

- 2 beds
- 1.00 bath
- Single Family
- Residential
- Active
- 772 sq ft

## Rooms & Units Description

**Rooms Total:** 5

**Room Count:** 5

**Number Of Full Baths On Level 1:** 1



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## Location Details

**County Or Parish:** Montgomery

**School District:** Dayton

**Zoning:** Residential

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## Property Details

**Lot Dimensions:** 34x132

**Parcel Number:** R72-04413-0044

**Construction Type:** Aluminum,Vinyl

**Levels:** 1 Story

**Distressed Property:** None

**Transaction Type:** Sale

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## Property Features

**Basement:** Full

**Heating:** Natural Gas

**Cooling:** Central

**Garage:** None

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## Miscellaneous

**Taxes Semi Annual:** 477.50

**Assessments:** .

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## Courtesy of

**Office Name:** REAFCO

**Agent Name:** Austin McClain

**Agent Email:** austin@reafco.com

**Agent Phone:** (614) 710-4827

