

7777, State Route  
48, Clearcreek Twp,  
OH, 45068

**7777, STATE ROUTE 48, CLEARCREEK TWP, OH, 45068**

<https://www.flourishteam.com>



**\$824,800**



Six-unit multifamily investment opportunity in a prime Waynesville location. Properties at 7777 and 7785 are offered together, presenting a rare opportunity to acquire two well-maintained three-family brick buildings with strong cash flow and income potential. Both buildings have been consistently maintained and feature roof replacements completed in 2010 and 2016, updated windows installed approximately 15 [...]

- 13 beds
- 6.00 baths
- 5+ Units
- Multi-Family
- Active
- 4762 sq ft

## Location Details

**County Or Parish:** Warren

**Zoning:** Residential

**School District:** Springboro



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## Property Details

**Lot Dimensions:** 1.30 AC

**Parcel Number:** 05-25-129-021

**Construction Type:** Brick

**Distressed Property:** None

**Transaction Type:** Sale

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## Property Features

**Outside Features:** Patio, Patio

**Inside Features:** Electric Water Heater, Paddle Fans, Smoke Alarm(s)

**Utilities:** 220 Volt Outlet, Septic

**Appliances:** Range, Refrigerator

**Basement:** Crawl Space

**Windows:** Double Hung

**Heating:** Electric

**Cooling:** Window Unit

**Kitchen Features:** Galley Kitchen

**Garage:** 1 Car

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## Miscellaneous

**Taxes Semi Annual:** 3668.00

**Assessments:** Of record

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## Courtesy of

**Office Name:** Howard Hanna Real Estate Serv

**Agent Name:** James Crawford

**Agent Email:** jamescrawford@howardhanna.com

**Agent Phone:** (937) 554-8056

