

553 Candlewood Drive  
Stone Mountain, GA 30088



**Bedrooms:** 4   **Year Built:** 1971  
**Bathrooms:** 2   **Taxes:** \$530  
**Sq. Footage:** 2,127

**TOTAL SALES PRICE: \$99,900**  
(Includes \$5,000 Rehab)

## TURN KEY REAL ESTATE INVESTING ATLANTA, GA

### Comparable Sales Within Proximity

4894 Candlewood Drive	4/2	\$124,900
501 Pine Shadows Lane	4/2	\$119,000
441 Maple Cliff Drive	4/2	\$119,900

Information herein believed to be accurate but not warranted

**Approx Down Payment:** \$19,980  
**Approx. Financed Amount:** \$79,920  
**Projected Monthly Rent:** \$995  
**Approx. Monthly PITI:** \$523  
**Projected Property Mgmt.:** \$80  
**Projected Gross Cash Flow:** \$392