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Two to Four Units Status: **ACTV** MLS #: **05367076**
 Address: **5004 W OAKDALE AVE, CHICAGO**
 Total # Units: **3** List Price: **\$489,000**
 Total # Bedrooms: **7**
 Total # Bathrooms (F/P): **3** Area: **8019**
 Total # Rooms: **15** Actual Zoning: **R-3**
 PIN: **13282170370000** Multiple Pin:
 Special Assessments/Service Area: **N** Taxes: **\$1,328**
 Type Ownership: Tax Year: **2004**
 Parking Type: **None** Tax Exemptions: **Homeowner, Seni**
 Basement: **Y** # Cars: **0**
 Agent Owned/Interest: **N** Built Before 1978: **Y**
 Lot Dimensions: **30X125** Year Built: **1919**
 Sub/Complex: **Belmont Cragin**
 Type: **3 Flat**
 Exterior: **Brick (BR)**
 Garage/Parking: **None**
 Age: **51-100 Years** Contract Date:
 3-Bedroom Unit: **Y** Sold Price:
 Elementary: District #: **299**
 Middle: District #: **299**
 High: District #: **299**
 Waterfront: **N** Coordinates: North: **2950** South: **0** East: **0** West:
 Directions: **BELMONT & CICERO SOUTH TO OAKDALE, WEST TO PROPERTY**



UNIT #1 FL 2	RMS 6	BR 3	BTH 1	SD 1500	RENT 1500	LEASE EXP 12/06
UNIT #2 FL 1	RMS 6	BR 3	BTH 1	SD OWNER	RENT 1400	LEASE EXP OWNER
UNIT #3 FL G	RMS 3	BR 1	BTH 1	SD VACANT	RENT 750	LEASE EXP VACANT
UNIT #4 FL	RMS	BR	BTH	SD	RENT	LEASE EXP

Annual Expenses			Annual Income		
Heat: \$3,322	Insurance: \$840	Water/Sewer:	Miscellaneous Income:		
Gas:	Scavenger:	Janitorial:	Total Rental Income:		
Electricity:	Mgmt Fee:	Gross Expenses:	Gross Income:		
Repairs/Maint:	Miscellaneous:		Net Operating Income:		

Unit 1: Appl/Feat: **Stove, Window Air Conditioner** Tenant Pays: **Electric, Gas, Heat, Sewer, Water**
 Unit 2: Appl/Feat: **Stove, Refrigerator, Window Air Conditioner** Tenant Pays: **Electric, Gas**
 Unit 3: Appl/Feat: **Stove, Refrigerator** Tenant Pays: **Electric, Gas**
 Unit 4: Appl/Feat: **None** Tenant Pays: **None**

Amenities:
 Basement: **Partial, Exterior Access**
 Heat/Fuel: **Gas, Radiators**
 Lot Description:
 Lot Size: **Less Than .25 Acre** Sewer: **Sewer-Storm**
 Other Additional Income: Water: **Lake Michigan**
 Other Rooms: **Utility/Laundry-1st Floor, Utility/Laundry-2nd Floor**
 Style: **Bungalow**

Remarks: **Legal 3-flat in hot Belmont Cragin. Owner occupied and cared for. Stained glass windows, oak mantles, bookcases, trim, and doors. Stained glass hutch in dining room. Large living and dining rooms. Hardwood floors under carpet, new roof, hot water heater, and front thermopane windows. 2 bedrooms per unit & tandem BR on 2nd and 3rd floors.**

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