



*A nationally-recognized ranch real estate brokerage, bringing together buyers and sellers of ranches and other unique properties throughout Texas from offices in Fort Davis and Austin.*

*Protecting Clients. Conserving the Land.*

**309 Paisano Drive | Fort Davis, TX**

**\$260,000**

## *Investment Opportunity*



If you are seeking proven income producing investment property in Fort Davis then this apartment community, located close to the town's business district, may be the perfect addition to your portfolio.

This .57 acre property consists of two duplex units with two one bedroom, one bath apartments per unit for a total of four apartment each with their own single car carport with additional uncovered parking spaces available. Each unit has a covered front porch and several units have fenced backyards. Each apartment has a sizeable kitchen with a gas range and plenty of storage and counter-top space, separate living and dining areas, bathroom with tub enclosure and bedroom. Carpeting and linoleum tile flooring, ceiling fans, window air conditioners, gas wall heaters, and window blinds are available in each apartment.

A laundry room facility is located on the premises and is equipped with three washing machines, two dryers and a folding area. This established apartment community has a proven rental history and is currently 100% occupied.

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