

MURRAY HILL APARTMENT PORTFOLIO

Cleveland, Ohio 44106

2224 Murray Hill Road

2051 Murray Hill Road





Portfolio Summary

2-Property Apartment Portfolio in Little Italy, Cleveland

Special opportunity to acquire a well-maintained multifamily portfolio in one of Cleveland's most sought-after neighborhoods.

9 Units Across Two Buildings

Includes a 4-unit and a 5-unit building, offering a balanced mix of rental income potential.

100% Occupied with Below-Market Rents

Immediate value-add opportunity for investors to increase cash flow by adjusting rents to market rates.

Prime Location & Walkability

Steps from Little Italy's restaurants, shopping, and cultural attractions, with close proximity to University Circle and Case Western Reserve University.

High-Demand Rental Market

Nearly 0% vacancy rate in the area, ensuring steady demand from students, professionals, and long-term tenants.

No Major Deferred Maintenance

Both buildings are well-maintained, minimizing upfront capital expenditures other than unit cosmetic improvements to capture market rent

total buildings

Two (2)

occupancy

100%

total units

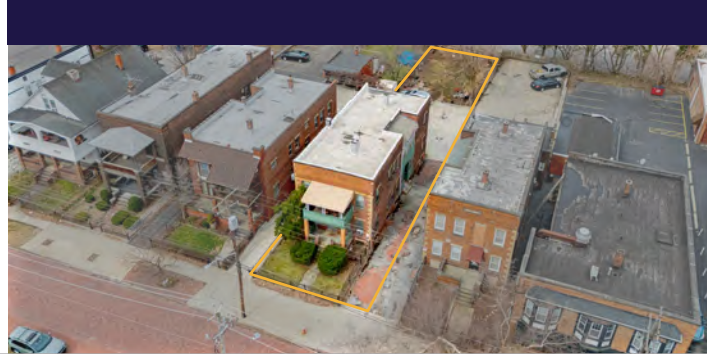
Nine (9)

sale price

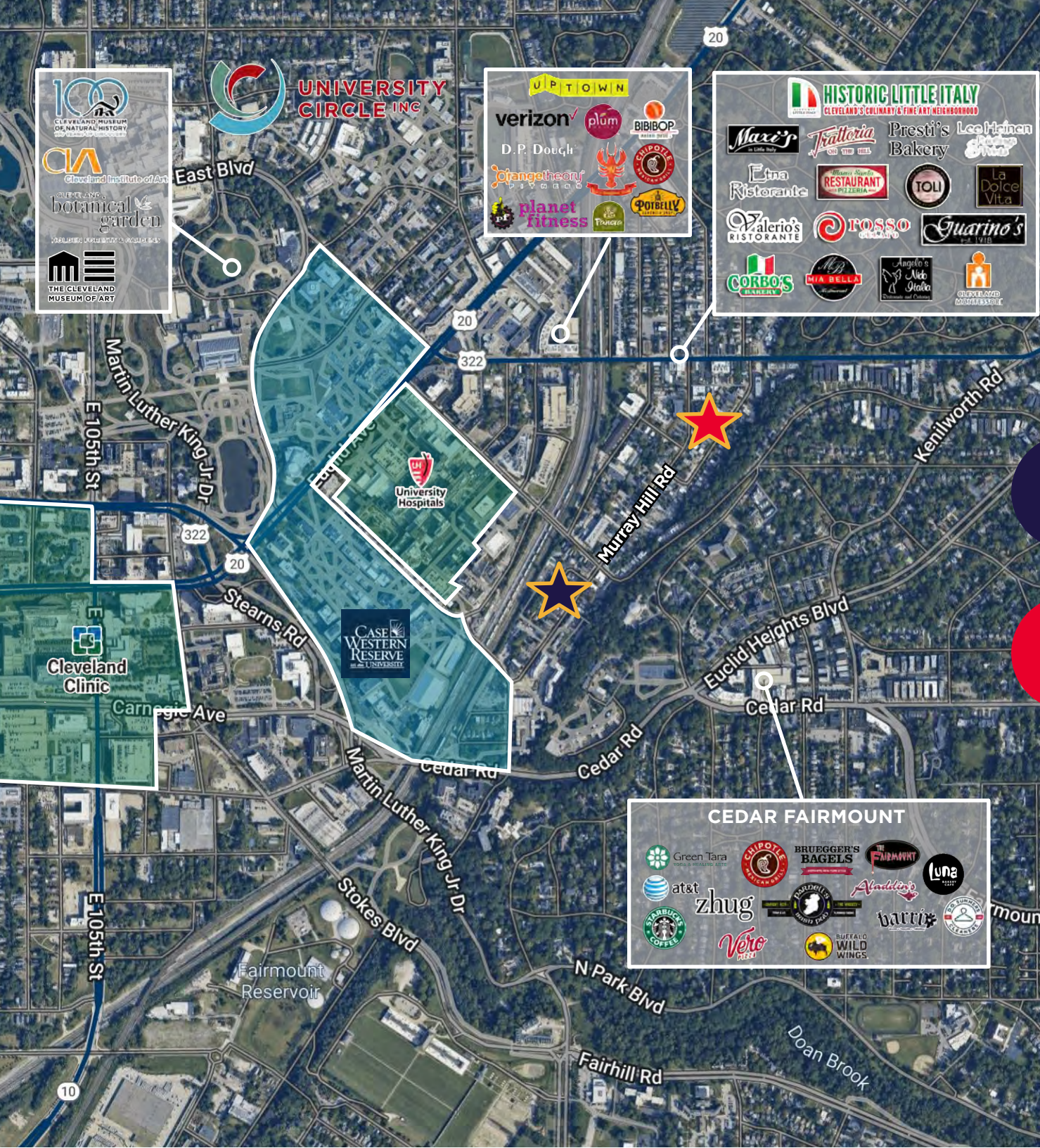
\$900,000

Portfolio Summary

MURRAY HILL MULTIFAMILY



Address	2224 Murray Hill Rd	2051 Murray Hill Rd
City, State, Zip	Cleveland, OH 44106	Cleveland, OH 44106
Year Built	1912	1900
Building Size	2932	4,105 SF
Floors	Two (2)	Two (2)
Total Units	Four (4)	Five (5)
Unit Type	Two - 1 Bed/1 Bath Two - 2 Bed/1 Bath	Two - Studio Three - 2 Bed/1 Bath
Parking	Six (6) Surface Spaces & Street Parking	Street Parking
Average Monthly Rent	\$787.50	\$797.00
Current Occupancy	100%	100%



Portfolio Summary LOCATION MAP

2224 Murray Hill Road
Cleveland, OH 44106

2051 Murray Hill Road
Cleveland, OH 44106

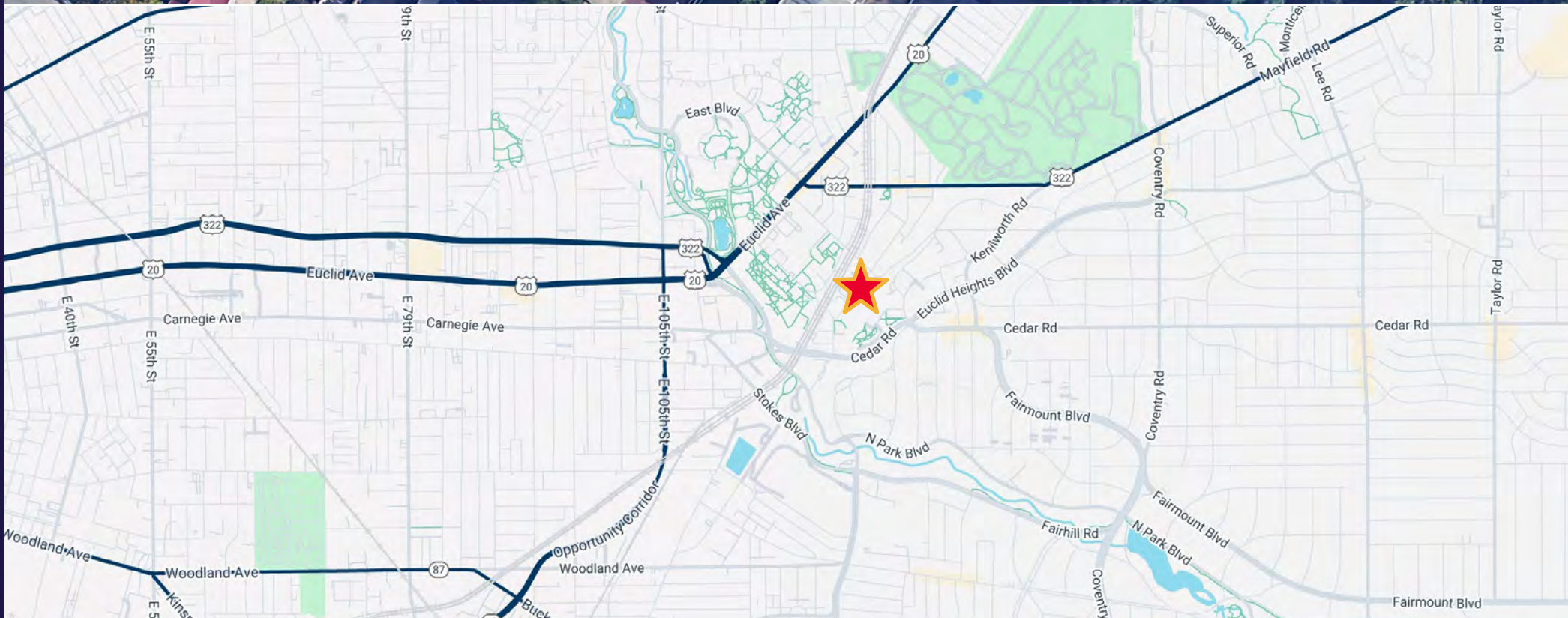
Multifamily Portfolio

2224 MURRAY HILL ROAD
CLEVELAND, OH 44106

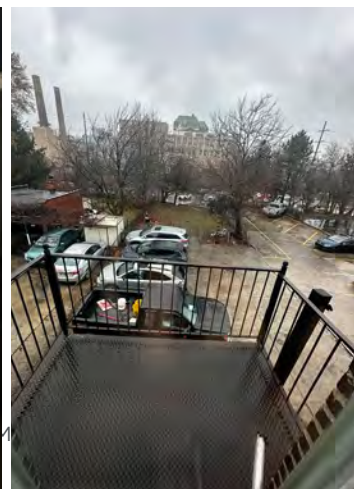
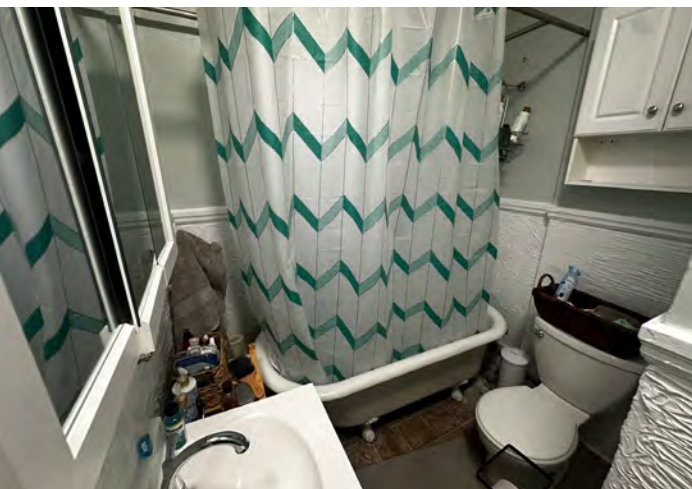


2224 MURRAY HILL RD CLEVELAND, OH 44106

Year Built	1912
Parcel #	121-12-023
Building Size	2,932 SF
Unit Mix	Two - 1 Bed/1 Bath Two - 2 Bed/1 Bath
Amenities	Balconies, In Building Laundry
Occupancy	100%
Avg Monthly Rent	\$787.50
Boiler Age	July 2012
Owner Pays	Common Area Electric, Water, Trash, Gas (Heat)
Tenant Pays	In-Suite Electric & Gas



2224 MURRAY HILL RD, CLEVELAND, OH 44106





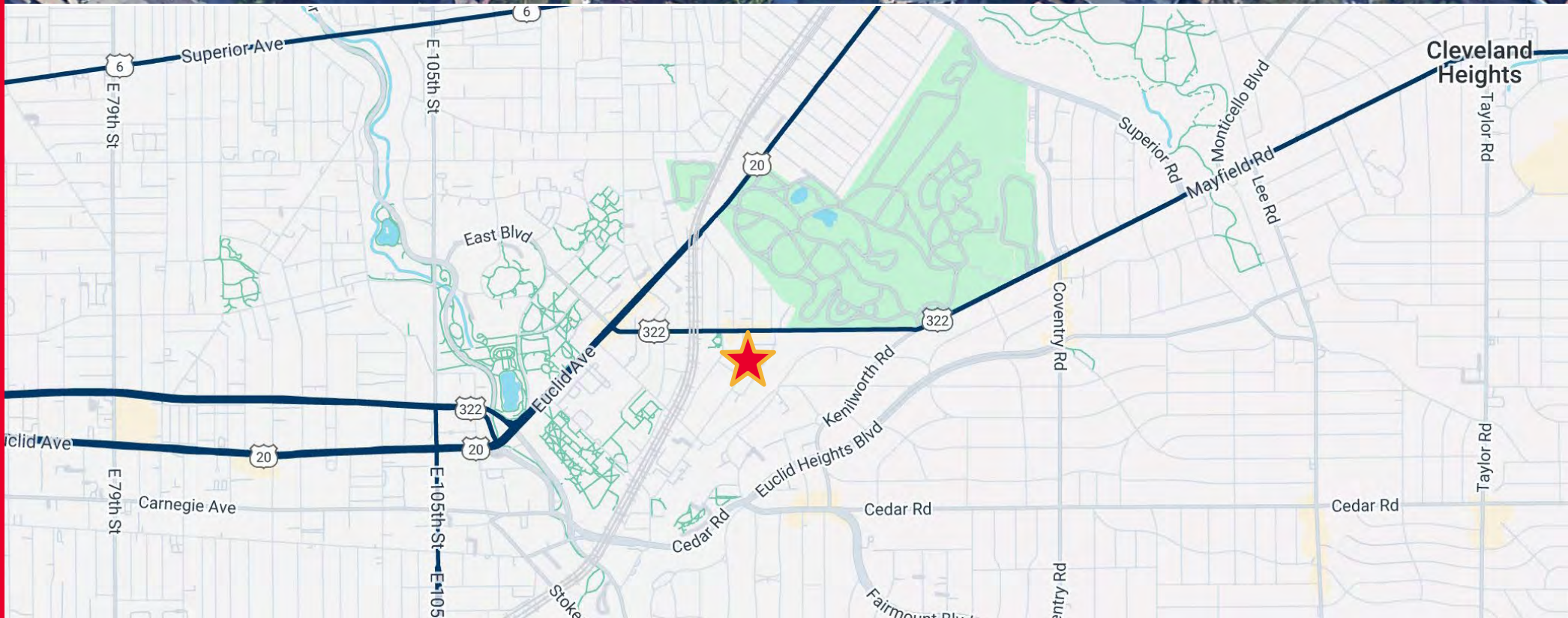
Multifamily Portfolio

2051 MURRAY HILL ROAD
CLEVELAND, OH 44106

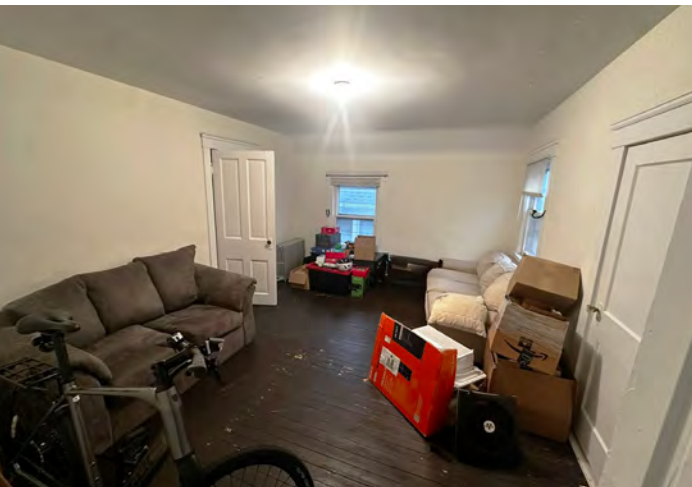
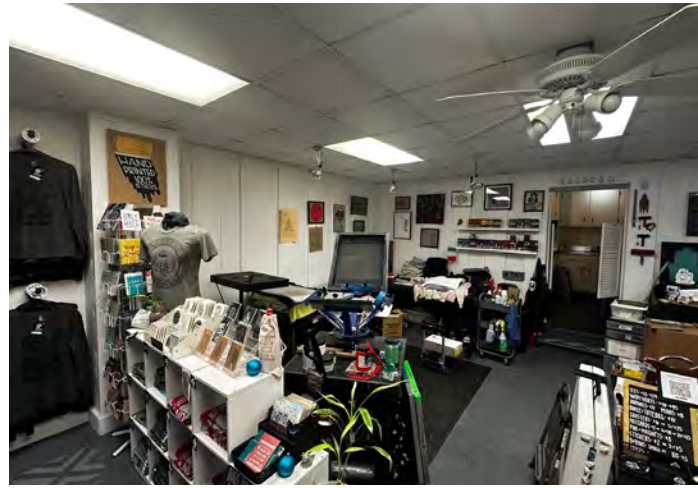


2051 MURRAY HILL RD CLEVELAND HEIGHTS, OH

Year Built	1900
Parcel #	121-04-086
Building Size	4,105 SF
Unit Mix	Two - Studio Three - 2 Bed/1 Bath
Occupancy	100%
Avg Monthly Rent	\$797
Boiler Age	December 2009
Owner Pays	Common Area Electric, Water, Trash, Gas (Heat)
Tenant Pays	In-Suite Electric & Gas



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