

FOR SALE

10 HOUSE PORTFOLIO | SYRACUSE, NY



ACROPOLIS REALTY GROUP, LLC
115 E JEFFERSON STREET, SUITE 300
SYRACUSE, NY 13202
WWW.ACROPOLISREALTYGROUP.COM

UNLOCK THE POTENTIAL OF THIS DIVERSE 10-HOUSE PORTFOLIO IN SYRACUSE, NY. IDEAL FOR INVESTORS, THIS PACKAGE INCLUDES A MIX OF TENANT-OCCUPIED AND VACANT PROPERTIES, MANY WITH VALUE-ADD OPPORTUNITIES. WHETHER YOU'RE LOOKING TO REHAB AND FLIP OR BUILD LONG-TERM RENTAL INCOME, THIS PORTFOLIO OFFERS STRONG UPSIDE IN A GROWING MARKET. DON'T MISS OUT ON THIS RARE CHANCE TO SCALE QUICKLY WITH MULTIPLE ASSETS IN ONE DEAL!

Portfolio Details

- **Diverse Investment Opportunity:** Portfolio includes single-family and multi-family homes across Syracuse's Northside, Westside, and Southside neighborhoods.
- **Strong Rental Demand:** Properties located in high-demand rental areas near schools, hospitals, public transit, and commercial corridors.
- **Consistent Cash Flow:** Proven rental income with long-term tenants and room for rent increases to match market rates.
- **Value-Add Opportunity:** Room to increase NOI through cosmetic updates, rent optimization, and utility bill-back strategies.

Sale Price: \$550,000



201 Fletcher Ave, Syracuse, NY 13207

5,807 SF



DUANE EDMONDS
LICENSED REAL ESTATE SALESPERSON
C: 315.883.7908
315GASGUYZ@ACROPOLISREALTYGROUP.COM



Although property information is from sources deemed reliable, no express representation is made nor is any to be implied as to the accuracy thereof. It is submitted subject to errors, omissions, change of terms or conditions, withdrawal without notice.

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112 Pharis St., Syracuse, NY 13204

4,840 SF



135 Nelson St., Syracuse, NY 13204

5,146 SF



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639 Park Ave., Syracuse, NY 13204

7,550 SF



1403 1st North St., Syracuse, NY 13208

1,607 SF



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612 Bear St., Syracuse, NY 13208

6,415 SF



613 2nd North St., Syracuse, NY 13208 & 615 2nd North St., Syracuse, NY 13208

2,200 SF & 2,533 SF



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1321 Butternut St., Syracuse, NY 13208
4,339 SF



300 2nd North St., Syracuse, NY 13208
8,172 SF



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