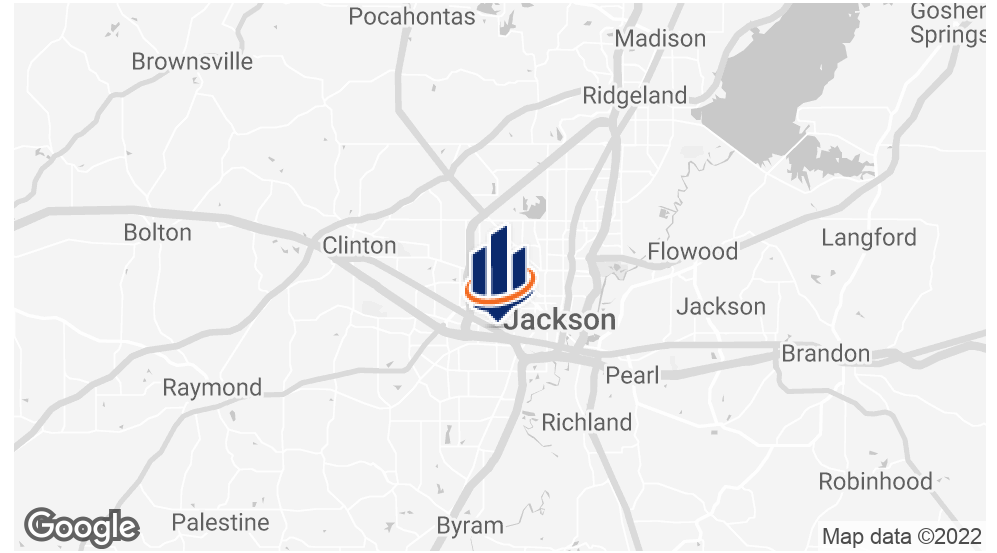


PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$3,350,000
BUILDING SIZE:	43,825 SF
LOT SIZE:	4.38 Acres
UNITS:	356
CAP RATE:	7.85%
PRO FORMA NOI:	\$262,856
VIDEO:	View Here

PROPERTY OVERVIEW

SVN is pleased to offer for sale, American Mini Storage, located in Jackson, MS. This facility is 43,825 SF, consisting of 356 units sitting on 4.38 acres, creating an immediate expansion opportunity. New ownership could add over 15,000 additional NRSF. The facility is fenced with an automated gate and cement drives that are in excellent condition. Additionally, the property has fantastic curb appeal. It is located on Highway 80, which boasts numerous retailers, restaurants, homes, and a traffic count of over 33,000 VPD. Jackson is also Mississippi's capital and largest city.

PROPERTY HIGHLIGHTS

- Prime Retail Location
- Remote Management in Place
- Immediate Expansion Opportunity
- Traffic Count over 33,000 VPD

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ADDITIONAL PHOTOS



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