

\$721,000 - 2320-2322 Talc Trail, Madison

MLS® #1971014

\$721,000

Bedroom, Bathroom,
Multi Family

N/A, Madison, WI

Fantastic opportunity to own a well-maintained, 2-family duplex home in West Madison’s Mid Town Commons neighborhood, close to beautiful parks and University Ridge Golf Course. Excellent income opportunity granting you the ability to rent out both sides or live in one and rent the other. Unit 2320 is currently vacant and the lease for 2322 expires 8/31/24. The combined market rent each month is \$4,860, \$2,430 each. Each unit features a fantastic open layout with a great room and an additional family room, 1,837 sqft, a 2-car attached garage, and a multi-level deck. Unparalleled opportunity!



Listing Courtesy of Real Broker Llc

Built in 2002

Essential Information

Status	Sold
Detailed Status	Sold
Days on Market	6
MLS® #	1971014
Price	\$721,000
Year Built	2002
Type	Multi Family
Assessed Value	\$550,700
Year Assesed	2023
Net Taxes	\$9,978
Tax Year	2023

Total Income	\$55,260
Net OP Income	\$55,260
Utilities	Separate elec meters, Separate water meters, Separate gas meters
Parking Per Unit	550,551,556,560
Exterior	Vinyl, Brick/Stone

Community Information

Address	2320-2322 Talc Trail
MLS® Area	MADISON - C W08
Subdivision	N/A
City	Madison
County	Dane
State	WI
Zip Code	53719

School Information

District	Madison
Elementary	Stephens
Middle	Jefferson
High	Memorial

Property Overview

3 Bedroom Units	2
Total Units	2
# of Water Heaters	2
# of Water Softeners	2
Heat Fuel	Natural Gas
# of Stoves	2
# of Refrigerators	2
# of Dishwashers	2
Units with AC	2
# of Washers	2
# of Dryers	2

Unit 1 Details

# of Bedrooms	3
# of Full Baths	2
Lease Expires	N/A
Square Feet	2,297

Parking 2 Car Garage

Landlord Pays ElecNo

Landlord Pays HeatNo

Landlord Pays W/S No

Unit 2 Details

of Bedrooms 3

of Full Baths 2

Lease Expires 8/31/24

Monthly Rent \$2,430

Square Feet 2,297

Parking 2 Car Garage

Landlord Pays ElecNo

Landlord Pays HeatNo

Landlord Pays W/S No

Additional Information

Zoning SR-C3

Barrier Free Open floor plan

Green Features Energy Star Appliance(s)

Short Sale No

REO / Bank OwnedNo