

**7 FLORENCE STREET
CAMBRIDGE, MA**



- Purchased the multi-family apartment building in June 2002 for \$118 per square foot
- Current offers value property at over \$220 per square foot without renovations
- Current bank appraisal values property at \$372 per square foot after \$63 per square foot in renovations
- **Unrealized IRR based upon a closing date of January 2003 at \$220 per square foot with no renovations = \$897%**

For more information on this and other properties, please contact:

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