

For  
**SALE**

## Contact Office for Price

Multi-Family Duplex  
Year Built Approx. 1994  
6 Total Bedroom(s)  
4 Total Bath(s)  
Approx. 2,878+/- sq. ft.  
Forced Air Heat  
Air Conditioning  
Fenced Back Yard  
Composition Roof  
Lot approx. 0.23 acres  
Large Closets  
Brick Exterior  
His & Her Closets

Parcel ID:  
0348/00020/007

## 2,800+ SF Duplex with Rental History



3104 Fernridge Dr. | Albany, GA 31721

**Features Include:** Over 1,400 SF per unit in this brick duplex with fenced back yard and mature landscaping. 3 bedroom/2 bath per unit with large closets. Currently occupied with rental history.

**Additional Information:** This property is just one out of 105 properties being offered for sale resulting from a US Marshals seizure of Christopher Whitman properties. Don't miss the opportunity to build your rental and/or development portfolio from this rare government sale of real estate.



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