

# High Cash Flow Duplex

For Sale on Market

# \$299,000

Call (570) 780-1838 Today!

## MULTI-FAMILY

High-demand, income-producing duplex priced to move quickly at 3014 Trenton Dr Unit A/B in Temple, offering immediate cash flow with a proven track record and true turnkey setup. One unit is secured with a long-term tenant at \$1,495 per month, while the other is a high-performing short-term rental averaging \$2,000 to \$2,500 per month with approximately 90 percent occupancy and 325 nights booked in 2025; all furniture, decor, and appliances convey, allowing for seamless continuation of operations from day one. Each unit features a 2 bedroom, 1.5 bathroom layout with private garage and in-unit washer and dryer, plus a brand new roof installed in April 2025, all located near major hospitals and I-35, driving consistent tenant and guest demand, making this a rare opportunity for investors or house hackers to step into a stabilized, high-yield asset.

## GENERAL DESCRIPTION

**Subdivision:** Northwest Hills 2nd Ext

**Property Type:** Multi-Family

**Stories:** 2

**Year Built:** 1981

**Building Sqft:** 2,003 /

**Lotsize:** 8,398

**MLS# / Area:** SMABOR-607805



Get in touch  
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Visit <https://www.har.com/SMABOR-607805> for more information