



# the Fries and Schuele building

Condo Conversion  
1951 W 26th Street, Cleveland Ohio 44113

## Fact Sheet

August 2010

**Developer:** Neighborhood Progress, Inc  
**Pricing:** Starting in the \$160,000s  
**Amenities:** Fitness Center, Heated Garage Parking, Common Interior Court yard, Individual Storage Units

### **Base Price Includes:**

- Buyers to select kitchen Granite Countertops
- Stainless Steel Appliances—refrigerator, stove, dishwasher, built-in microwave
- Lighting fixtures and ceiling fans
- Neutral color paint
- Original Maple Wood Floors/Carpet in bedrooms
- One heated garage parking space

### **Optional Upgrades will be defined in these areas:**

- Custom Paint-darker colors are a higher charge
- Granite counter, under mount sink, and new faucet for the bathroom(s)
- Recessed Lighting
- Carpet
- Additional parking space @ \$15,000

### **Special Financing:**

- 1.5% discounted financing available through National City Bank's NCHAMP Program w/20% down

### **Sales:**

- Reservation deposit is \$2,000 made payable to Fries and Schuele, Ltd
- *Reservation period is 5 days*
- **Purchase Agreement deposit** is 3.5% of *total* purchase price due at signing
- **Lease - Option** to purchase is available - ask about terms
- Title Work by Surety Title, contact Sue Tyna 216.928.6205

### **Tax Abatement:**

- Tax abated 2018

**Note:** *Developer has the right to deny any upgrade or change suggested by the Buyer  
All pricing and fees subject to change without notice*

### **Coordination of buyers through:**

**Jill Angelovic**

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