



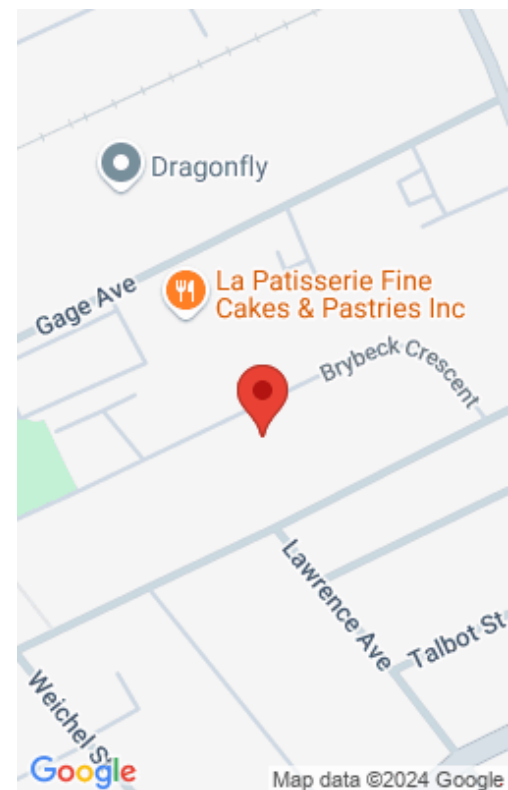
**\$1,390,000**

## **KITCHENER, ON, N2M 2C5**

<https://krealtypros.com>

**ATTENTION VALUE-ADD INVESTORS!** This purpose built sixplex currently consists of large 2 bedroom units generating \$83k/yr in gross income. With a design to renovate and optimize this property adding 4 additional units, this property could generate over \$211k/yr in gross income. This project is also a great opportunity to take advantage of the CMHC MLI [...]

- 12 beds
- 6 baths
- Multi-6-9 Unit
- Residential Income
- Active
- 4112 sq ft



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## Building Details

**Number Of Units Total:** 6

**StoriesTotal:** 2

**Security Features:** Carbon Monoxide Detector, Smoke Detector, Carbon Monoxide Detector(s)

**Roof:** Asphalt Shing

**Building Area Total:** 6168 sq ft

**Parking Features:** Asphalt, Mutual/Shared

**Construction Materials:** Brick

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## Amenities & Features

**Water Source:** Municipal

**Sewer:** Sewer (Municipal)

**Cooling:** Other

**Appliances:** Water Softener, Refrigerator, Stove

**Exterior Features:** Balcony

**Heating:** Natural Gas, Radiant, Radiator

