

\$699,900 - 264 Mackenzie Street, Sudbury

MLS® #2119651

\$699,900

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

N/A, Sudbury, Ontario

NET OPERATING INCOME \$68,551
GENERATING A 9.8% CAP RATE. Not For Profit Child Care with a Government supported Tenant on a long term lease. This property is located in the heart of downtown Sudbury. The Tenant at their own expense has installed an artificial grass surface and playground structures throughout the playground area at the projected expense of \$300,000. The tenant also contributed 50% of the expense of the two new furnaces and air conditioners that were installed in 2020. The tenant is committed to this property as they also invested \$300,000 in leasehold improvements when they moved in. This is a turnkey operation which is fully operational. The tenant all through the pandemic was always able to meet their financial lease obligations and continue to do so. (id:6289)

Essential Information

Listing #	2119651
Price	\$699,900
Bathrooms	0.00
Acres	0.00
Type	Retail
Sub-Type	Freehold

Community Information

Address	264 Mackenzie Street
Subdivision	N/A



City	Sudbury
Province	Ontario
Postal Code	P3C4Y6

Amenities

Amenities	Air Conditioning
Parking	Attached Garage, Parking Space(s)
# of Garages	1

Interior

Heating	High-Efficiency Furnace
---------	-------------------------

Exterior

Exterior	Brick
Roof	Asphalt shingle
Foundation	Block, Concrete

Listing Details

Listing Office	REALTY EXECUTIVES OF SUDBURY LTD, BROKERAGE
----------------	---



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 13th, 2025 at 5:16pm EDT