

\$899,900 - 181 West Avenue N, Hamilton

MLS® #40713850

\$899,900

4 Bedroom, 4.00 Bathroom, 2,415 sqft

Multi-family on 0.00 Acres

140 - Beasley, Hamilton, Ontario

Prime Hamilton Centre Freehold Investment
“ Opportunity is knocking with this fantastic 4-unit freehold investment property in the heart of Hamilton Centre on West Avenue! Fully renovated with modern finishes, this turn-key property features three occupied units with AAA tenants and one vacant unit, perfect for owner-occupancy or an additional rental opportunity. Property Highlights: Shared laundry in the basement with potential to finish the basement for additional income (2-br unit has its own washer-dryer). Basement has been professionally waterproofed w/sump-pump. Rear parking for 6 cars for tenant convenience, or potential expansion/ADU. Prime location“ walking distance to Hamilton General Hospital. Rental Income: Unit 1“ \$1,071.63/month, Unit 2“ \$1,913.27/month, Unit 3“ \$1,523.40/month, Unit 4“ **Vacant** (Move in or set your own rent!) A rare high-income property in a sought-after location, perfect for investors or those looking to live in one unit while generating rental income. **Don“™t miss out! Contact us today to book your private viewing! (id:6289)

Built in 1900

Essential Information

Listing # 40713850

Price \$899,900



| | |
|----------------|--------------|
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Square Footage | 2,415 |
| Acres | 0.00 |
| Year Built | 1900 |
| Type | Multi-family |
| Sub-Type | Freehold |

Community Information

| | |
|-------------|-------------------|
| Address | 181 West Avenue N |
| Subdivision | 140 - Beasley |
| City | Hamilton |
| Province | Ontario |
| Postal Code | L9L5C7 |

Amenities

| | |
|----------------|------------------------------------|
| Amenities | Hospital, Public Transit, Shopping |
| Features | Sump Pump |
| Parking Spaces | 6 |

Interior

| | |
|--------------|-------------------------------|
| Appliances | Microwave, Microwave Built-in |
| Heating | Natural gas Forced air |
| Cooling | None |
| # of Stories | 3 |
| Has Basement | Yes |

Exterior

| | |
|------------|-----------------------------|
| Exterior | Brick, Stucco, Vinyl siding |
| Foundation | Stone |

Listing Details

| | |
|----------------|-------------------------------|
| Listing Office | RE/MAX Escarpment Realty Inc. |
|----------------|-------------------------------|



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