

\$1,099,000 - 3 Peel Street, Barrie (wellington)

MLS® #S12434721

\$1,099,000

8 Bedroom, 6.00 Bathroom,
Multi-family on 0.00 Acres

Wellington, Barrie (wellington), Ontario

Welcome to 3 Peel Street, a unique and versatile property offering strong income potential in a sought-after downtown location. Situated on a spacious corner lot, this legal 4-plex also includes a detached in-law suite carriage house, offering a total of 5 self-contained units, all within walking distance to the library, farmers market, transit, and local amenities. The focal point is a red brick century home full of character, featuring distinctive gable details and timeless curb appeal. Inside, the property blends historic charm with functional living across multiple rental units. Unit 1, on the main floor, is a generous 3-bedroom suite with a separate powder room and a dedicated bath/shower room. Unit 2, in the detached carriage house, offers two bedrooms, a living room, kitchen, and a 4-piece bathroom, ideal for tenants seeking added privacy. Unit 3 is a 1-bedroom with new flooring and a refreshed 3-piece bathroom. Unit 4 is a spacious 1-bedroom with an eat-in kitchen, separate living room, full 4-piece bathroom, and fresh paint with new floors. Unit 5 features one bedroom, a galley-style kitchen, separate living room, and a 3-piece bath. Recent upgrades include electrical and plumbing inspections, a new pressure booster for the water system, and two new rental hot water heaters. The property offers parking for six vehicles and garage space for tenant storage. With three of the five units currently vacant, this is a prime opportunity to set new rental rates and



maximize return. (id:6289)

Essential Information

Listing #	S12434721
Price	\$1,099,000
Bedrooms	8
Bathrooms	6.00
Half Baths	2
Acres	0.00
Type	Multi-family

Community Information

Address	3 Peel Street
Subdivision	Wellington
City	Barrie (wellington)
Province	Ontario
Postal Code	L4M3K7

Amenities

Utilities	Cable, Electricity, Sewer
Features	In-Law Suite
Parking Spaces	6
Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	Dryer, Stove, Washer, Refrigerator
Heating	Natural gas Radiant heat
Cooling	None
# of Stories	3
Has Basement	Yes

Exterior

Exterior	Wood, Brick
Lot Description	92.4 x 116.9 FT under 1/2 acre
Foundation	Stone

Listing Details

Listing Office

Royal LePage Locations North



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