

# \$699,900 - 76 King Street, Kawartha Lakes (woodville)

MLS® #X12042371

**\$699,900**

0 Bedroom, 0.00 Bathroom, 4,650 sqft

Office on 0.00 Acres

Woodville, Kawartha Lakes (woodville),  
Ontario

Unique C1 zoned property with residence and two frontages, one on King St. and one on Queen St., in the quaint town of Woodville.

Raised bungalow with frontage on Queen St. features a 3 bedroom residential unit on the main floor and a 1 bedroom suite in the basement, currently tenanted. Common laundry room in the lower level of the house allows use for both upper and lower levels. The home is attached by a large room/office currently accessible both from the house and from the commercial building, fronting on King St. This commercial building features two units, one up and one down, awaiting finishing touches. Commercial building heated/cooled by heat pumps, electric baseboards and electric in ceiling heat. House heated by propane forced air with the main floor also having in ceiling electric heat and the basement having electric baseboards. This property offers so much potential! Continue renting lower unit in the house, live on the main floor or rent that out too and then finish off the commercial side for more income! Tenant in basement currently paying \$1260 with landlord paying utilities. (id:6289)



## Essential Information

**Listing #** X12042371

**Price** \$699,900

Bathrooms 0.00  
Square Footage 4,650  
Acres 0.00  
Type Office

### **Community Information**

Address 76 King Street  
Subdivision Woodville  
City Kawartha Lakes (woodville)  
Province Ontario  
Postal Code K0M2T0

### **Interior**

Appliances Dishwasher, Water Heater, Oven, Water softener  
Heating Other  
Cooling Fully air conditioned

### **Exterior**

Lot Description 66 x 165 FT

### **Listing Details**

Listing Office RIGHT AT HOME REALTY



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