

\$875,000 - 631 Lawrence Street, Cambridge

MLS® #X12258214

\$875,000

4 Bedroom, 2.00 Bathroom,
Multi-family on 0.00 Acres

N/A, Cambridge, Ontario

Attention Investors, First-Time Home Buyers, Renovators. This large up/down legal duplex with separate utility meters for each unit is ready for you. Live in one apartment and collect rent from the other! The brand new main floor offers a spacious two-bedroom unit with access to the backyard, a well-laid-out entrance/mudroom, and a back deck. The second floor has a well-appointed two-bedroom unit with a main street entrance, a large front porch, and a sizable second-floor porch. The property has great curb appeal, featuring a huge, deep lot measuring 49.59 ft by 199.02 ft. Located in a mature residential neighborhood, only a few blocks from downtown Preston, with easy access to Hwy 401. Surrounded by many city parks, green spaces, and close to the Grand River. Engineered stamped drawings to convert the property into a legal triplex by renovating the basement are available. This is a fantastic opportunity for a savvy investor or first-time home buyer, with major upside potential. (id:6289)



Essential Information

Listing #	X12258214
Price	\$875,000
Bedrooms	4
Bathrooms	2.00
Acres	0.00

Type Multi-family

Community Information

Address 631 Lawrence Street
Subdivision N/A
City Cambridge
Province Ontario
Postal Code N3H2M8

Amenities

Amenities Separate Heating Controls, Separate Electricity Meters
Parking Spaces 6
Parking No Garage

Interior

Heating Natural gas Forced air
Cooling Central air conditioning
of Stories 2
Has Basement Yes

Exterior

Exterior Brick
Lot Description 49.5 x 199 FT
Foundation Concrete

Listing Details

Listing Office ROYAL LEPAGE REAL ESTATE SERVICES LTD.



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