

\$419,000 - 598 6th Street E, Owen Sound

MLS® #X12361700

\$419,000

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

Owen Sound, Owen Sound, Ontario

Calling all first time homebuyers! This property can easily be converted back to a single family home or you could keep it as a duplex and live in one unit and have your tenants pay a big portion of your mortgage! Great for multi-generational families. This is a fabulous way to get into the real estate market and start building equity now! Or if you're a real estate investor, this is your chance to add a quality duplex to your portfolio. This large duplex, conveniently located on the east hill, is close to the hospital, shopping and schools. The 2 bedroom main floor unit also has use of the partially finished basement and the second floor unit has use of the finished attic. Both tenants pay their own hydro and share the gas bill. Wiring has been updated and it is heated by a gas hot water boiler system. Deep back yard with lots of parking. This duplex is priced to sell! Monthly Rental Income is \$2,340.

Expenses: Gas \$3,409, Water/Sewer \$2,983, Water Heater Rental \$303, Insurance \$1,107, Taxes \$4,909, Snow Removal \$650. (id:6289)

Essential Information

Listings #	X12361700
Price	\$419,000
Bedrooms	4
Bathrooms	2.00
Acres	0.00
Type	Multi-family



Community Information

Address	598 6th Street E
Subdivision	Owen Sound
City	Owen Sound
Province	Ontario
Postal Code	N4K1G3

Amenities

Parking Spaces	6
Parking	No Garage

Interior

Appliances	Water Heater, Water meter, Two stoves, Two Refrigerators
Heating	Natural gas Forced air
Cooling	None
# of Stories	3
Has Basement	Yes

Exterior

Exterior	Brick
Lot Description	50 x 199.4 FT
Foundation	Stone

Listing Details

Listing Office	eHomes Realty Ltd.
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Listing information last updated on October 28th, 2025 at 5:31pm EDT