

# \$285,000 - 212 Guy Street, Cornwall

MLS® #X12420559

**\$285,000**

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

717 - Cornwall, Cornwall, Ontario

Welcome to 212 Guy Street. This 2 storey duplex is a short walk to the St Lawrence College, restaurants and amenities. The upstairs tenant is currently paying 1000\$ a month plus utilities. The downstairs unit is currently vacant offering a great opportunity for the next owner to have an appealing cap rate. Showings for the tenanted unit will need a minimum of 48 hours notice. As per form 244 all offers are to contain a 48 hour irrevocable period. (id:6289)

## Essential Information

|           |              |
|-----------|--------------|
| Listing # | X12420559    |
| Price     | \$285,000    |
| Bedrooms  | 4            |
| Bathrooms | 2.00         |
| Acres     | 0.00         |
| Type      | Multi-family |

## Community Information

|             |                |
|-------------|----------------|
| Address     | 212 Guy Street |
| Subdivision | 717 - Cornwall |
| City        | Cornwall       |
| Province    | Ontario        |
| Postal Code | K6H4T9         |

## Amenities

|                |           |
|----------------|-----------|
| Parking Spaces | 2         |
| Parking        | No Garage |



## Interior

|              |                            |
|--------------|----------------------------|
| Appliances   | Water Heater               |
| Heating      | Electric Baseboard heaters |
| Cooling      | Window air conditioner     |
| # of Stories | 2                          |
| Has Basement | Yes                        |

## Exterior

|                 |                            |
|-----------------|----------------------------|
| Exterior        | Vinyl siding, Brick Facing |
| Lot Description | 25 x 120 Acre              |
| Foundation      | Concrete                   |

## Listing Details

Listing Office RE/MAX AFFILIATES MARQUIS LTD.



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