

\$799,000 - 30 James Street, Peterborough (ashburnham Ward 4)

MLS® #X12431971

\$799,000

8 Bedroom, 4.00 Bathroom,
Multi-family on 0.00 Acres

Ashburnham Ward 4, Peterborough
(ashburnham Ward 4), Ontario

Unique investment opportunity. Prime enclave of East City, Peterborough! This handsome four-plex, designed to resemble a large family home, is situated on an attractive, tree-lined street, presenting both charm and convenience. With a large irregular lot, there's ample parking plus space for gardens, play areas and potential future development, making this property a versatile asset. Each of the four apartments features a spacious living room, 2 large bedrooms and eat in kitchen with approximately 900 square feet of living space that will appeal to a variety of tenants. The property also includes a two-car garage with storage loft plus a large basement for additional storage, all providing practicality and convenience for residents. The expansive yard presents an excellent opportunity for outdoor enjoyment, whether for gardening, recreational activities, or even creating a family compound where multiple generations can thrive together. Imagine the possibilities for enhancing the outdoor space to create a welcoming oasis. While the building has been well-maintained by the current owner over the years, it does allow for value-added improvements that can enhance its appeal, equity and rental income potential. Located close to parks, Little Lake, and shopping, this four-plex is ideal for those looking to invest in a preferred community. With its solid foundation and charm, this



property is an exceptional opportunity for both seasoned investors and those seeking to live in one unit while renting out the others. Seller is willing to entertain a Vendor Take Back mortgage. Don't miss your chance to own this versatile property in a beautiful location!
(id:6289)

Essential Information

Listing #	X12431971
Price	\$799,000
Bedrooms	8
Bathrooms	4.00
Acres	0.00
Type	Multi-family

Community Information

Address	30 James Street
Subdivision	Ashburnham Ward 4
City	Peterborough (ashburnham Ward 4)
Province	Ontario
Postal Code	K9H1C5

Amenities

Amenities	Park, Schools
Utilities	Cable, Electricity, Sewer
Features	Wooded area, Sloping
Parking Spaces	6
Parking	Detached Garage, Garage
# of Garages	2

Interior

Appliances	Water Heater, Stove, Refrigerator
Heating	Electric Baseboard heaters
Cooling	None
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick, Vinyl siding
Lot Description	65.9 x 191 Acre
Foundation	Poured Concrete

Listing Details

Listing Office ROYAL LEPAGE PROALLIANCE REALTY



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 27th, 2025 at 6:32pm EDT