

\$899,900 - 63 Pelham Road, St. Catharines (western Hill)

MLS® #X12435406

\$899,900

7 Bedroom, 5.00 Bathroom,
Multi-family on 0.00 Acres

458 - Western Hill, St. Catharines (western Hill), Ontario

AMAZING value in this purpose built, 5-unit property in the desirable Western Hill neighbourhood! This property features a mix of spacious unit layouts and modern amenities with 3 x 2-bedroom units, 1 x 1-bedroom unit and 1 x open concept 1bedroom/bachelor unit. With 4 of the units above grade and one large basement unit, rentability is a breeze! 3 of the units are vacant to set your own market rents or live in yourself. The main floor also features an unfinished flex space (currently used as laundry w/ a 2pc bath), awaiting your vision to be finished into other potential income generating opportunities! With plenty of system upgrades over the years, this investment property is the perfect addition to your portfolio (roof 2017, furnace/AC 2024, windows/doors 2016). The location of this property is steps away from the St. Catharines, GO train station, one direct bus route to Brock university, and walking distance to parks, trails and all major amenities, ensuring high demand and a solid return on investment! (id:6289)



Essential Information

Listing #	X12435406
Price	\$899,900
Bedrooms	7
Bathrooms	5.00
Acres	0.00

Type Multi-family

Community Information

Address 63 Pelham Road
Subdivision 458 - Western Hill
City St. Catharines (western Hill)
Province Ontario
Postal Code L2S1R6

Amenities

Amenities Public Transit, Schools, Separate Electricity Meters
Features Flat site, In-Law Suite
Parking Spaces 5
Parking No Garage

Interior

Appliances Dryer, Stove, Washer, Refrigerator
Heating Natural gas Forced air
Cooling Central air conditioning
of Stories 2
Has Basement Yes

Exterior

Exterior Stucco
Lot Description 36.6 x 110 FT
Foundation Block

Listing Details

Listing Office ROYAL LEPAGE STATE REALTY



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