

\$678,800 - 71 Mcgonigal Street W, Arnprior

MLS® #X12438058

\$678,800

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

550 - Arnprior, Arnprior, Ontario

Fantastic investment opportunity in downtown Arnprior! This updated and fully leased multiplex is perfect for owner-occupied use or as a strong addition to your rental portfolio. Walk to shopping, restaurants and retail, located on a quiet street, the property has been exceptionally maintained with long-term, adult tenants in a non-smoking building. The building has had zero rent arrears in the past 14 years, showcasing its stability and reliability. Financial highlights include annual rents of \$48,780, expenses of \$8,752, and a net operating income of \$40,028, providing a healthy 5.8% cap rate. Tenants pay their own hydro with separately metered units, and the property also offers on-site laundry, four parking spaces, and a strong rental history. Inclusions are 4 fridges, 4 stoves, 3 air conditioning units, and washer/dryer. Showings require 24 hours notice. Please allow 24 hours irrevocable on all offers. Vendor may consider assisting with financing. Contact the listing agent for complete financial details. Kindly do not access the property without prior arrangements. (id:6289)



Essential Information

Listing #	X12438058
Price	\$678,800
Bedrooms	4
Bathrooms	4.00

Acres 0.00
Type Multi-family

Community Information

Address 71 Mcgonigal Street W
Subdivision 550 - Arnprior
City Arnprior
Province Ontario
Postal Code K7S1M2

Amenities

Amenities Separate Electricity Meters
Utilities Cable, Electricity, Sewer
Features Flat site, Lane, Paved yard
Parking Spaces 4
Parking No Garage

Interior

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

Exterior

Exterior Brick, Vinyl siding
Lot Description 26.5 x 93.2 FT
Foundation Stone

Listing Details

Listing Office RE/MAX AFFILIATES REALTY



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