

\$1,950,000 - 26 Aylmer Avenue, Ottawa

MLS® #X12474541

\$1,950,000

0 Bedroom, 0.00 Bathroom, 4,782 sqft

Multi-family on 0.00 Acres

4403 - Old Ottawa South, Ottawa, Ontario

Incredible investment opportunity in Old Ottawa South! Large multi-unit on expansive 30' x 161' lot newer 3,000 sqft addition containing 3 additional apartments plus main front house. All 4 apartments tenanted. One 3-Bedroom unit, two 2-Bedroom units and one 1 Bedroom unit. The older front of home unit has been updated with hardwood floors, granite countertops and newer cabinetry and updated bathroom - it has it's own Furnace (2020), A/C (2017) and Hot Water Tank (Rental). New addition completed in 2017 with 2 Furnaces and 2 Central Air units. 3 Hydro meters, 3 gas meters and 1 water meter. All units have in-unit laundry. Sump pump 2017, Roof 2017. City of Ottawa has suggested plan of a 5-plex for potential income increase. Building is legal as it stands. Current total gross monthly rental income is \$11,349.31. (id:6289)

Essential Information

Listing #	X12474541
Price	\$1,950,000
Bathrooms	0.00
Square Footage	4,782
Acres	0.00
Type	Multi-family

Community Information

Address	26 Aylmer Avenue
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Subdivision	4403 - Old Ottawa South
City	Ottawa
Province	Ontario
Postal Code	K1S2W9

Interior

Appliances	Dishwasher, Dryer, Washer
Heating	Natural gas Forced air
Cooling	Fully air conditioned

Exterior

Lot Description	30.36 x 161.96 FT
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Listing Details

Listing Office	ROYAL LEPAGE PERFORMANCE REALTY
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