

\$799,000 - 58 Marsh Hawk Drive, Wolfville

MLS® #202522388

\$799,000

0 Bedroom, 0.00 Bathroom,
Multi-family on 0.15 Acres

Wolfville, Wolfville, Nova Scotia

Presenting a prime investment opportunity in the desirable Marsh Hawk area of Wolfville, this spacious over/under duplex is conveniently located just a short stroll from Acadia University Campus. It offers easy access to all the conveniences of downtown Wolfville. It comprises nine student-occupied rooms, all fully furnished (see schedule A) and leased until April 2026 (student leases). The property underwent extensive renovations in 2011, which included new flooring throughout, two new kitchens, three full bathrooms, new lighting, and a new shed. Additional updates include a new roof in 2013 and a deck replacement in 2016. Unit A features five rentable rooms, plus a flex room, along with a kitchen and two full bathrooms. Unit B offers four rentable rooms, common space, kitchen, full bathroom, and coin laundry facilities. Each unit has its own water heater and separate meter. Opportunities like this are perfect for investors or for someone looking to get into the rental market and start their own portfolio. (id:6289)

Built in 1994

Essential Information

Listings #	202522388
Price	\$799,000
Bathrooms	0.00
Acres	0.15



Year Built	1994
Type	Multi-family
Sub-Type	Freehold

Community Information

Address	58 Marsh Hawk Drive
Subdivision	Wolfville
City	Wolfville
Province	Nova Scotia
Postal Code	B4P1B2

Amenities

Amenities	Park, Playground, Public Transit, Shopping
Parking	Paved Yard, Shared

Interior

Appliances	Oven - Electric, Dishwasher, Dryer, Washer, Refrigerator
Has Basement	Yes

Exterior

Exterior	Vinyl
Foundation	Concrete Perimeter

Listing Details

Listing Office	MacKay Real Estate Ltd.
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