

\$478,000 - 1594 Westminster Boulevard, Windsor

MLS® #25015749

\$478,000

0 Bedroom, 0.00 Bathroom,
Multi-family

N/A, Windsor, Ontario

PRICED TO SELL! ADD 3 DOORS TO YOUR INVESTMENT PORTFOLIO WITH THIS RANCH STYLE SIDE BY SIDE TRIPLEX IDEALLY POSITIONED ON A LARGE CORNER LOT. LOCATED IN A QUIET EAST WINDSOR NEIGHBOURHOOD, THIS FULLY TENANTED MULTI-FAMILY OFFERS EXPANSION OPPORTUNITY. PROPERTY FEATURES TWO 2 BEDROOM/1 BATHROOM UNITS AND ONE 3 BEDROOM/1 BATHROOM UNIT. 1-2 PARKING SPOTS PER UNIT. EACH UNIT HAS IN-SUITE LAUNDRY AND SEPARATE HEATING AND COOLING. SPACIOUS LAYOUTS WITH HIGH CEILINGS AND 2 EXITS. ALL 3 TENANTS PAY ALL THEIR OWN UTILITIES & TAKE CARE OF THE SNOW, GRASS AND MAINTENANCE. DETACHED GARAGE FOR EXTRA INCOME. CLOSE PROXIMITY TO BUS STOP, PARKS, SCHOOLS, SHOPPING, RESTAURANTS AND ALL AMENITIES. NOI APPROXIMATELY 25K WITH UPWARDS POTENTIAL. SEPARATE HYDRO & GAS METERS. SHOWINGS REQUIRE 24 HRS NOTICE. REVIEWING OFFERS AS THEY COME. THE SELLER HAS THE RIGHT TO ACCEPT OR REJECT ANY OFFER AT THEIR SOLE DISCRETION. PRO-FORMA AVAILABLE UPON REQUEST. PRESENTED AT A CURRENT 5% CAP RATE WITH ROOM TO IMPROVE! (id:6289)



Essential Information

| | |
|-----------|--------------|
| Listing # | 25015749 |
| Price | \$478,000 |
| Bathrooms | 0.00 |
| Type | Multi-family |
| Sub-Type | Freehold |

Community Information

| | |
|-------------|----------------------------|
| Address | 1594 Westminster Boulevard |
| Subdivision | N/A |
| City | Windsor |
| Province | Ontario |
| Postal Code | N8T1W9 |

Amenities

| | |
|-----------|------------------|
| Amenities | Laundry Facility |
| Parking | Other |

Interior

| | |
|--------------|---|
| Heating | Electric, Natural gas Baseboard heaters, Forced air |
| Cooling | Central air conditioning |
| # of Stories | 1 |

Exterior

| | |
|----------|----------------|
| Exterior | Aluminum/Vinyl |
|----------|----------------|

Listing Details

| | |
|----------------|------------------|
| Listing Office | JUMP REALTY INC. |
|----------------|------------------|



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