



## 7208 89TH Street Osoyoos British Columbia

\$799,000

Rare 4-Plex Opportunity. Live, Rent, or Invest! For the cost of a single 2-bedroom apartment in Vancouver; this is a fantastic opportunity to own a solid, well-maintained 4-apartment multifamily property in a desirable small-town location-entire building offered (A, B, C, D) This property features: · 2 x 2-bedroom, 1-bathroom units · 2 x 1-bedroom + den, 1-bathroom units · Private in-suite laundry in all units · 4 separate electrical meters - no shared power expenses · Ample off-street parking at the rear accessed from Swan Cres. · Matching shed built in 2022 for storage · Zoning ""R7 Dense Residential"" provides future potential · Walkable location, desirable for tenants Located just a short walk to the elementary school (50 meters), Main Street-shops, restaurants and services, and only 400 meters to two separate beautiful public beaches. Well-built older construction offers excellent sound insulation between units. Newer roof with updated ventilation installed. Ideal for: Investors seeking consistent rental income with risk mitigation from 4 units. House hackers - live in one unit, rent the rest. Local employers or businesses needing reasonable cost staff housing, to attract and retain employees. Canada's warmest climate and lake with nearby skiing/snowboarding in the winter months. Click brochure link for more details. (id:6769)

Living room 9'0" x 12'5"

Living room 9'1" x 12'4"

Kitchen 13'6" x 11'11"

Kitchen 13'5" x 12'0"

Bedroom 10'5" x 8'0"

Den 8'5" x 7'10"

Bedroom 10'5" x 8'0"

Den 8'5" x 7'10"

Living room 13'6" x 12'4"

Living room 13'6" x 12'4"

Kitchen 9'9" x 10'7"

Kitchen 9'9" x 10'7"

Bedroom 9'4" x 12'4"

Bedroom 10'11" x 8'4"

Bedroom 9'4" x 12'4"

Primary Bedroom 10'11" x 8'4"

3pc Bathroom Measurements not available

3pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Listing Presented By:



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