



## 2 Elma Street Okotoks Alberta

\$1,459,000

Income generator and heritage home all in one, the opportunities and ways you can use this home are endless. Located just steps off the beautiful Elizabeth Street in Old Town Okotoks. Located on a massive corner lot on Elma street, with ample parking (12 stalls) back alley access and street parking. There are 3 wonderful tenants that lease 3 separate income generating spaces on the main floor. Each leased space has its own entrance and bathroom recently renovated to be unique and tasteful to each lessor. Upstairs there is over 2282 square feet of living space, with an additional 931 square feet of storage in the basement. 2 bedrooms with attached bathrooms each, and the master suite is located on the 3rd floor in an open concept loft space with attached 3 piece bathroom. 4 separate entrances to the upstairs make the potential for the upper levels endless. Turn it into an AirBNB, create more office spaces to lease out and still have room to have a small rental apartment. All renos that have been done have been keeping the heritage home aspect in mind and the upkeep has been meticulously done over the past years. The back yard has been prepared for a garage with a potential carriage house addition. (id:6769)

Bedroom 13.75 Ft x 13.75 Ft

Bedroom 15.33 Ft x 11.42 Ft

Living room 18.42 Ft x 15.17 Ft

Kitchen 22.00 Ft x 12.42 Ft

Den 13.17 Ft x 11.42 Ft

Family room 13.25 Ft x 9.92 Ft

3pc Bathroom Measurements not available

2pc Bathroom Measurements not available

3pc Bathroom Measurements not available

Primary Bedroom 22.83 Ft x 12.25 Ft

Den 12.58 Ft x 8.67 Ft

3pc Bathroom Measurements not available

Listing Presented By:



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**RE/MAX Realty Professionals**

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