



## 3220 Loledo Pl Langford BC

\$1,485,000

Investor Alert! Welcome to 3220 Loledo Place in Langford. This single family residence with two mortgage helpers is a perfect fit for an entrepreneur who doesn't object to some traffic noise in exchange for a private 1.04 acre property with enough space to park at least six vehicles including boats and RVs. An ideal scenario for a blended or extended family with privacy for everyone. Newly updated sewage treatment system, water treatment system on the primary well and an additional well for irrigation. As a straight-up investment, this property could generate as much as \$6,500-\$7,000/month in rental income or live in the main two bedroom unit and rent the additional suites. All the living areas have been updated, newly painted and ready to move in. Main level has its own laundry and there is an additional shared laundry for the two suites. Heat pump, 200 AMP service and more. Book your showing today!

Listing Presented By:



Originally Listed by:  
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