

Beaumont Alberta

$649,000

3 Units in one property! 3 LEGAL SUITES!! MAIN FLOOR + BASEMENT + GARAGE SUITE! Perfect if you are an investor looking for a cash flowing rental property or you want to move into the main floor and have the 2 units cover your mortgage! Stepping into the open concept main floor you have a bright living room, dining room, and a modern kitchen with a centre island! Plus a 2 pc bathroom on this floor! Upstairs is a generously sized primary bedroom with a 3 pc ensuite and walk-in closet. Down the hall is 2 secondary bedrooms, a shared 4 pc bathroom, laundry, and a centrally located bonus room! The BASEMENT SUITE has 1 bedroom, a 4 pc bathroom, laundry, a spacious living room and full kitchen! Outside in the fenced backyard provides green space, the double garage and the GARAGE SUITE! Upstairs in the garage suite is a 1 bedroom/studio unit with a full kitchen, 4 pc bathroom, and laundry! Located in a quiet cul-de-sac you are near walking trails, ponds, schools, and shopping in Beaumont! Don't miss this one! (id:6769)

Bedroom 5 3.06m x 4.63m
Second Kitchen 3.23m x 2.12m
Bedroom 4 2.87m x 4.97m
Second Kitchen 3.48m x 2.00m
Living room 4.09m x 3.14m
Dining room 3.15m x 2.27m

Kitchen 3.44m x 3.14m
Primary Bedroom 3.21m x 3.08m
Bedroom 2 2.65m x 2.62m
Bedroom 3 3.67m x 2.72m
Bonus Room 2.61m x 3.08m

Listing Presented By:



Originally Listed by:
Real Broker

https://www.lorenzgroup.ca/

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