



Edmonton Alberta

\$969,000

Incredible Long-Term Investment Property in Beautiful McKernan! Built in 2009, this purpose-built investment property offers an exceptional opportunity with 3 separate self-contained rental suites generating \$75,600 per year in rental income. Offering 2,393.46 sq. ft. above grade, plus a 1,176.29 sq. ft. fully developed basement suite, this property boasts a total of 3,569.77 sq. ft. of developed living space. Each suite features 3 bedrooms and 2 full bathrooms, for a total of 9 bedrooms and 6 bathrooms, with separate entrances to the basement, main floor, and upper floor suites, providing excellent privacy for tenants. Additional highlights include a large rear parking pad with ample parking, a spacious rear deck, and a home that has been immaculately maintained by the original owner. Located in the highly desirable community of McKernan, close to the University of Alberta, transit, shopping, and all amenities, this is a rare opportunity to own a quality-built income property in a premier location. (id:6769)

Living room 3.39 m X 6.99 m

Dining room 3.39 m X 2.68 m

Kitchen 3.39 m X 5.25 m

Primary Bedroom 3.44 m X 4.22 m

Bedroom 2 3.44 m X 3.52 m

Bedroom 3 3.45 m X 2.73 m

Bedroom 4 3.4 m X 3.61 m

Bedroom 5 3.41 m X 4.24 m

Bedroom 6 3.42 m X 2.63 m

Second Kitchen 3.39 m X 5.25 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence

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