



Edmonton Alberta

\$499,999

CALLING ALL INVESTORS! Welcome to this LEGAL 3-UNIT RAISED BUNGALOW located in the DESIRABLE RITCHIE COMMUNITY. Ritchie, consistently voted one of the best neighbourhoods, offering LOW VACANCY, STRONG TENANT PROFILE and STRONG APPRECIATION! This property offers a RARE CASHFLOW OPPORTUNITY with three self-contained suites, each featuring its own KITCHEN, LIVING AREA, AND BEDROOM. The main-level unit welcomes you with an OPEN-CONCEPT LAYOUT and is filled with NATURAL LIGHT from the LARGE PICTURE WINDOW. The kitchen offers AMPLE CABINETRY and BRIGHT WHITE APPLIANCES, while three bedrooms, including the PRIMARY, and a 4PC BATH complete the space. The FULLY FINISHED BASEMENT hosts TWO ADDITIONAL SUITES, one with a 3PC BATH and the other with a 4PC BATH. NEWER COIN-OPERATED LAUNDRY is conveniently shared between units. This property has MANY RECENT UPDATES, offering strong upside and long-term value. UNIQUE INVESTMENT OPPORTUNITIES LIKE THIS ARE RARE -- an excellent addition to any rental portfolio! (id:6769)

Bedroom 4 3.04 m X 3.03 m

Second Kitchen 3.16 m X 3 m

Bedroom 5 3.69 m X 3.02 m

Second Kitchen 3.06 m X 3.02 m

Laundry room 1.95 m X 1.92 m

Living room 5.92 m X 4.31 m

Dining room 3.36 m X 2.4 m

Kitchen 3.26 m X 2.29 m

Den 3.49 m X 2.77 m

Primary Bedroom 3.99 m X 3.27 m

Bedroom 2 3.59 m X 3.34 m

Bedroom 3 3.26 m X 2.93 m

Listing Presented By:



Originally Listed by:
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