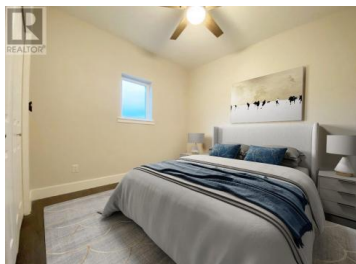
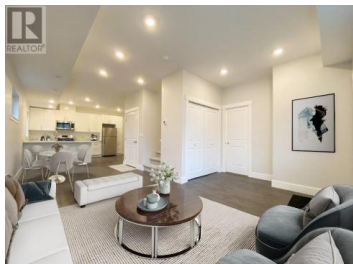




## 1467 Government Street 101 & 102 Penticton British Columbia

Columbia/Duncan

# \$1,375,000

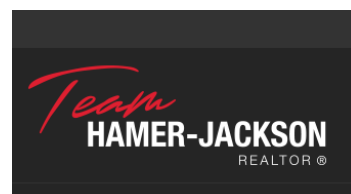


Investors alert! Full duplex featuring a legal suite, conveniently located within walking distance to the hospital. This property boasts three highly desirable suites in a prime town center location. The front suite comprises 4 bedrooms, 3.5 baths, a rec room on the lower level, top-notch finishes, new appliances, and an attractive interior design. The upper rear unit offers 3 bedrooms, 2.5 baths, facing the lane, providing ample space and excellent rental potential. Additionally, the ground floor lane suite has a 1-bedroom, 1 bath unit that presents exceptionally well. Three parking spaces are accessible from the lane, as well as assigned street parking availability. With a solid rental track record, this property has the potential to generate gross monthly rents exceeding \$7,000. All 3 units currently tenanted. (id:6769)

**Jaclyn Dacyk**

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