



# 189 Brickyard Road Enderby British Columbia

Enderby / Grindrod

## \$595,000



Excellent income-generating opportunity in a prime Enderby location, offering two residential suites and a large detached shop, all currently fully tenanted. Zoned Light Industrial, this versatile property is ideal for investors or those seeking a live/work setup with strong rental income. The main floor suite offers approximately 1,273 sq. ft., featuring 2 bedrooms, 1 bathroom, a dedicated office, and in-suite laundry, providing comfortable living space for long-term tenants. The upper suite is approximately 503 sq. ft. and includes a living room, kitchen, 1 bedroom, and a full bathroom, creating an additional revenue stream. A standout feature is the 24' x 32.5' detached steel Quonset shop, separately rented and equipped with 220 power, concrete floors, and a mezzanine for added storage or workspace (not insulated). Situated on a large pull-through lot with ample parking and a nicely maintained yard, the property offers excellent access and functionality. Located next to Central Hardware in Enderby, this high-exposure setting enhances its appeal for both residential and commercial tenants. A rare chance to secure a fully leased, multi-income property with long-term potential. (id:6769)



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