



1287-1289 Lawrence Avenue Kelowna British Columbia

\$1,925,000

This rare 4-plex has all the things going for it that investors want such as a location that tenants love, loads of parking for their vehicles and toys and affordable rates. This proven revenue maker is well kept with many recent upgrades and improvements. As a result, tenants love it. They walk to everything they need. Each unit has two bedrooms and one bathroom for a total of 8 bedrooms and 4 bathrooms, their own laundry (8 machines total) and their own heat. Each side is separately metered. \$5,980 monthly revenue with one side paying half utilities and the other having it included in their rent. There is potential for rent upsizing over time so this could be an excellent holding property while rents rise. There is room for an additional 4-plex on the property or maybe even more density with more height. This combination of land and building in a great location is hard to beat. (id:6769)

Laundry room 5'8" x 12'6"

3pc Bathroom 12'7" x 9'11"

3pc Bathroom 12'7" x 9'11"

Bedroom 14'1" x 10'1"

Bedroom 14'1" x 10'1"

Bedroom 12'9" x 8'5"

Bedroom 12'9" x 8'5"

Kitchen 12'7" x 9'11"

Kitchen 12'7" x 9'11"

Living room 18'4" x 13'

Living room 18'4" x 13'0"

Laundry room 5'6" x 5'1"

Laundry room 5'6" x 5'1"

Full bathroom 9'11" x 4'10"

3pc Bathroom 9'11" x 4'10"

Bedroom 13'4" x 9'9"

Bedroom 13'4" x 9'9"

Primary Bedroom 14'11" x 11'4"

Primary Bedroom 14'11" x 11'4"

Listing Presented By:



Originally Listed by:
Coldwell Banker Horizon Realty

<http://www.watson-brothers.com/>

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