



1175-1179 Raymer Avenue Kelowna British Columbia

\$1,875,000

This well-maintained fourplex features four spacious 2-bedroom, 1-bathroom suites, each with a private entrance and its own outdoor living area surrounded by generous green space. Tenants enjoy on-site storage, designated parking spots, and convenient coin laundry. Situated on a large 0.22-acre MF1-zoned lot with dual access from both Raymer Avenue and Bouvette Street, the property offers excellent functionality and investment appeal. The upper suites, each 1,100 sq. ft., and the lower suites, each 1,000 sq. ft., have been thoughtfully upgraded and well cared for. Current rental income is strong, with 1179A at \$1,800/month, 1179B at \$2,100/month, 1175A at \$1,367/month, and 1175B at \$1,820/month, generating a total monthly income of \$7,087. With its solid returns, prime location, and appealing layout, this property is an excellent income-producing opportunity in a desirable area. (id:6769)

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|---------------------------|---------------------------|
| Full bathroom 6' x 8' | Living room 13' x 18' |
| Full bathroom 6' x 8' | Bedroom 11' x 11' |
| Living room 13' x 18' | Bedroom 11' x 11' |
| Primary Bedroom 13' x 13' | Living room 13' x 18' |
| Primary Bedroom 13' x 13' | Primary Bedroom 13' x 13' |
| Dining room 10' x 10' | Primary Bedroom 13' x 13' |
| Kitchen 13' x 11' | Kitchen 10' x 10' |
| Bedroom 11' x 11' | Kitchen 10' x 10' |
| Bedroom 11' x 11' | Full bathroom 6' x 8' |
| Kitchen 13' x 11' | |

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