

# \$964,900 - 12833 COUNTY ROAD 16

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## Listing ID: 40323184

**\$964,900**

4 Bedrooms, 4 Bathrooms, 0.47 acres

Multi-family

12833 COUNTY ROAD 16, Coldwater,  
Ontario, L0K1S0

FESSERTON - This 4-Plex building is Located Just 5 Minutes Outside of Coldwater, Ontario and is Close to Highway 400, Port Severn and is 25 min to Barrie. This Property Represents a Significant Investment Opportunity with Great Income Potential. The Building is Meticulously Maintained and is Always Undergoing Improvements Recently Including a New Metal Roof and Gravel for The Driveway. The Property Backs onto The Tay Trail, Making it Ideally situated for walking and recreation. Each individual apartment is well above average in terms of square footage and appeal and plenty large enough for single tenants or couples looking for a place to call home. \*\*\*The Details\*\*\* The building contains over 4600 Square feet of total living and storage space and is divided into the 4 apartments. The upper level apartments have several enclosed stairwell accesses, one with a lift chair. Each space contains living, dining, 3 piece bath, a full kitchen, and walk-in closets. There is an additional shop and storage spaces that can be leased separately. The building sits on roughly half an acre of land which provides the Tenants with loads of parking as well as lots of grass and green space. \*\*\*More Info\*\*\* The Apartment is conveniently

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close to Town amenities, Highway access, Tay Walking/Biking trail, water and lake access as well as Skiing, Golf and amenities. It is in need of nothing and ready for many years of hassle free ownership at a great return on investment. Fesserton is 5 minutes away from Coldwater, 20 minutes away from Orillia, and 10 minutes away from Midland. (id:37775)

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