

\$799,000 - 396 WALNUT Street

Listing ID: 40339719

\$799,000

4 Bedrooms, 2 Bathrooms, 1110

Single Family

396 WALNUT Street, Collingwood,
Ontario, L9Y4C7

Great investment opportunity on a mature street in the town of Collingwood. A spacious raised bungalow with rental income and good tenants. Shingles and eaves-troughs replaced in 2021. Large, covered front porch, private fenced lot, and single-car garage with entrance to the house and to the basement. There are two separate self-contained units which both come with five appliances. The main floor has two bedrooms, a dining room/den with a walkout to the rear deck, as well a large living room with a gas fireplace, separate kitchen and laundry laundry facilities. The lower level has a separate entrance, two bedrooms, large bathroom, laundry, open concept living, a kitchen, and good ceiling height. Nice location in the tree streets on the west side of town with easy access to shopping, skiing at Blue Mountain, several schools, the public pool and parks as well as public transportation. Double-paved driveway for four cars. Both upper tenant and lower tenant will stay. Rent as of January 2023 includes 2.5% increase- Upper 2022.74 includes utilities, Lower 1537.50 +50% of utilities. (id:37775)

\$799,000 - 396 WALNUT Street

Listing Office:Century 21 Millennium Inc., Brokerage (Collingwood)