

\$299,000 - 973 Lorne Street, Sudbury

MLS® #2124143

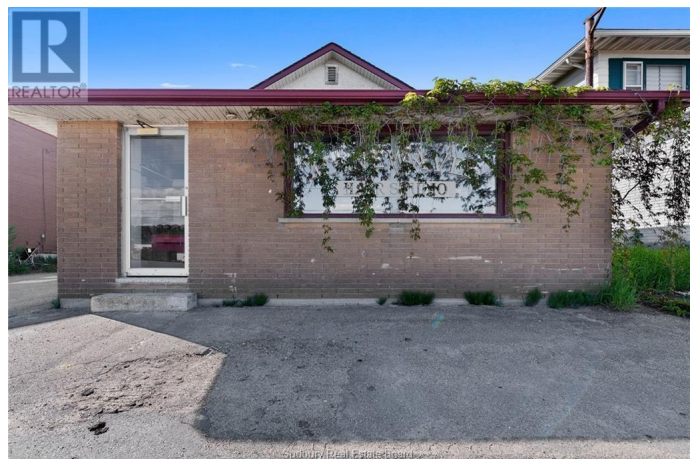
\$299,000

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

N/A, Sudbury, Ontario

Whether you're an entrepreneur looking for the perfect location, an investor seeking strong returns, or someone who wants to live and work in the same space, 973 Lorne Street offers endless possibilities. Zoned C2 and just minutes from Highway 17, this property enjoys exceptional visibility and accessibility – a winning combination for attracting customers and long-term tenants. The front of the building features over 330 sq. ft. of street-facing commercial space – ideal for a retail shop, office, or boutique business in a high-exposure area. Behind it, a spacious 2-bedroom residential unit offers flexibility for owner occupancy or steady rental income. The unfinished basement, with over 6-foot ceilings, adds potential for additional storage, expansion, or creative income-generating use. Plus, the detached single-car garage provides extra revenue opportunities for storage or rental. In a market where well-located mixed-use properties are hard to find, this opportunity stands out. With its versatile layout, dual income potential, and prime location on one of Sudbury's busiest streets, 973 Lorne is a smart investment that can start working for you from day one.

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Essential Information

Listing #	2124143
Price	\$299,000

Bathrooms	0.00
Acres	0.00
Type	Retail
Sub-Type	Freehold

Community Information

Address	973 Lorne Street
Subdivision	N/A
City	Sudbury
Province	Ontario
Postal Code	P3C4S1

Amenities

Parking	Gravel, Shared
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Interior

Heating	Forced air, Heat Pump
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Exterior

Exterior	Other, Stucco
Roof	Asphalt
Foundation	Concrete

Listing Details

Listing Office	ROYAL LEPAGE NORTH HERITAGE REALTY, BROKERAGE
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