

\$974,000 - 84 Sheridan Street, Brantford

MLS® #40726524

\$974,000

6 Bedroom, 5.00 Bathroom, 3,326 sqft

Single Family on 0.00 Acres

2044 - Victoria/Arthur, Brantford, Ontario

Welcome to 84 Sheridan Street in Brantford, a legal 5-plex located in the heart of downtown Brantford. This full-brick, two-storey multiplex offers a great investment opportunity with a mix of unit types, all fully occupied with reliable tenants. Property Highlights: Comprising of two, 2-bedroom units, two, 1-bedroom units, and one spacious bachelor unit featuring a private covered rear patio. Size & Lot - Approximately 3,000 sq. ft. situated on a generous 80' x 132' lot, providing potential for future expansion. Legal Compliance - Fully legal with an updated fire safety certificate, ensuring peace of mind for both owner and tenants. Parking - Ample parking available with space for up to five vehicles. Location - Ideally located just steps away from the Laurier campus and local amenities, offering convenience for residents. This property is a great addition to any real estate portfolio, offering steady rental income and potential for future growth. This could also serve as a great way to step into home ownership and investing by living in one unit and collecting the income from the others. Be sure to explore this opportunity and make this investment yours! *Newer roof and boiler system. Income / Expenses available on request. (id:6289)



Essential Information

Listing # 40726524

Price \$974,000

Bedrooms	6
Bathrooms	5.00
Square Footage	3,326
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	84 Sheridan Street
Subdivision	2044 - Victoria/Arthur
City	Brantford
Province	Ontario
Postal Code	N3T2R4

Amenities

Amenities	Park, Place of Worship, Playground, Schools
Features	Southern exposure
Parking Spaces	5

Interior

Appliances	Refrigerator, Stove
Heating	Hot water radiator heat
Cooling	None

Exterior

Exterior	Brick
Foundation	Brick

Listing Details

Listing Office	Re/Max Twin City Realty Inc
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