

\$649,000 - 127 West Street, Brantford

MLS® #40740791

\$649,000

4 Bedroom, 3.00 Bathroom, 2,391 sqft

Multi-family on 0.00 Acres

2043 - Downtown Core, Brantford, Ontario

Investor's Dream! Welcome to 127 West Street, a turnkey, cash-flowing legal duplex with a third unit in the heart of Brantford! This fully rented property generates \$3,715/month (\$44,580/year) in gross rental income, making it a profitable addition to any investor's portfolio. The property features three self-contained units: a 1-bedroom bachelor suite, a spacious 2-bedroom unit, and another 1-bedroom side unit, all with market rents in place. Additional coin laundry income further boosts cash flow! With a solid Net Operating Income of approx. \$36,590/year, this property offers strong returns in a market where positive cash flow is rare. Tenants pay utilities, keeping expenses manageable. Located in a growing rental market, with proximity to amenities, transit, and major highways, 127 West St is a turnkey investment opportunity that won't last long. (id:6289)

Built in 1895

Essential Information

Listing #	40740791
Price	\$649,000
Bedrooms	4
Bathrooms	3.00
Square Footage	2,391
Acres	0.00
Year Built	1895
Type	Multi-family



Sub-Type Freehold

Community Information

Address 127 West Street
Subdivision 2043 - Downtown Core
City Brantford
Province Ontario
Postal Code N3T3G2

Amenities

Amenities Hospital
Features Crushed stone driveway, Sump Pump
Parking Spaces 1

Interior

Heating Electric, Natural gas Radiant heat
Cooling Wall unit
of Stories 2

Exterior

Exterior Aluminum siding, Brick, Vinyl siding
Foundation Stone

Listing Details

Listing Office Keller Williams Complete Realty



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