

\$3,800,000 - 2144,2149 Ocean Westway, Saint John

MLS® #NB128372

\$3,800,000

0 Bedroom, 0.00 Bathroom, 9,500 sqft

Multi-family on 3.27 Acres

N/A, Saint John, New Brunswick

Welcome to 2144 and 2149 Ocean Westway, a fantastic investment opportunity featuring 19 fully renovated one-level, units ideal for professional workers. The property is in excellent condition and situated in a desirable area, offering easy access to the highway and nearby amenities. With strong rental numbers and modern updates throughout, this like-new property offers impressive financials. The total annual rental income is \$312,600, with units rented at varying rates: 2 at \$ 1,100, 2 at \$ 1,200, 1 at \$ 1,250, 10 at \$ 1,400, 2 at \$ 1,500, and 2 at \$ 1,600. Estimated annual expenses include \$21,984 for taxes, \$5600 for water and septic, \$5000 for electricity, \$10,301 for insurance, and \$6986 for snow removal and garbage, totaling approximately \$49,871. This results in an estimated net income of \$262,729. For serious investors seeking a high-performing and low-maintenance property, this is well worth a closer look. (id:6289)



Essential Information

Listing #	NB128372
Price	\$3,800,000
Bathrooms	0.00
Square Footage	9,500
Acres	3.27
Type	Multi-family
Sub-Type	Freehold

Community Information

Address	2144,2149 Ocean Westway
Subdivision	N/A
City	Saint John
Province	New Brunswick
Postal Code	E2M5H6

Amenities

Features	Level lot, Sloping
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Interior

Appliances	Refrigerator, Stove, Washer, Dishwasher, Dryer
Heating	Electric Baseboard heaters
# of Stories	1

Exterior

Exterior	Vinyl, Wood
Exterior Features	Landscaped
Foundation	Concrete

Listing Details

Listing Office	Royal LePage Atlantic
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