

\$329,900 - 7 & 9 - 7-9 Ottawa Street N, North Glengarry

MLS® #X12355814

\$329,900

4 Bedroom, 2.00 Bathroom,
Multi-family on 0.00 Acres

719 - Alexandria, North Glengarry, Ontario

WELL MAINTAINED DUPLEX - LOCATED IN THE TOWN OF ALEXANDRIA - EXTERIOR FINISH IS VINYL SIDING - 2 STOREY DUPLEX WITH ADDITION FOR STORAGE - BOTH TENANTS HAVE BEEN THERE FOR APPROXIMATELY 6 YEARS + - THE FIRST FLOOR APARTMENT IS RENTED AT \$ 750.00 PER MONTH - TENANT PAYS FOR HIS OWN HYDRO COSTS - THE SECOND FLOOR APARTMENT IS RENTED AT \$750.00 PER MONTH - TENANT PAYS FOR HIS OWN HYDRO COSTS - LANDLORD IS PAYING FOR THE WATER TAXES ONE METER FOR BOTH UNITS - LANDLORD IS ALSO PAYING FOR THE NATURAL GAS HEATING COSTS - FIRST FLOOR APARTMENT WITH SMALL ENCLOSED FRONT PORCH - BRIGHT AND SPACIOUS - LIVING ROOM AND DINING ROOM OPEN CONCEPT - KITCHEN & PANTRY - 2 BEDROOMS - 1 WALK-IN CLOSET - ONE 3 PIECES BATH , MOSTLY WOODEN FLOORS REDDISH WINE COLOUR - 2 ENTRANCES FRONT & REAR - 2ND FLOOR APARTMENT ONE ENTRANCE - LIVING ROOM - READING ROOM - KITCHEN - 2 BEDROOMS - 1-3 PIECES BATH - MOSTLY CARPETS - VERY GOOD TENANTS - FIRST FLOOR TENANT CUTS GRASS - SNOW REMOVAL BY TENANTS - F.A.GAS FURNACE/GAS HOT WATER HEATER IS LEASED TO OWN FROM RELIANCE AT \$ 149.09 PER MONTH INCLUDING HST - REMAINING BALANCE IS \$ 4890.00 + HST -



IN ADDITION THERE IS AN OLDER LARGE
DETACHED SHED/GARAGE FOR STORAGE
NEEDS SOME FIXING - ONE SIDE IS
RENTED FOR STORAGE AT \$500.00 PER
YEAR - LAST PAYMENT WAS JULY 2025 -
LANDLORD HAS BEEN ADVISED THAT THE
TENANT WILL NOT RENEW - VERBAL
AGREEMENT ONLY- BOTH TENANTS ARE
MONTH TO MONTH TENANCY - NO LEASE
- LANDLORD MADE RECENTS
RENOVATIONS FOR APP. \$33000.00 -
PLYWOOD HAS BEEN REPLACED ON
ROOF - ALSPHALT SHINGLES REPLACED -
SOFFIT - FASCIA - GUTTERS - SIDE
STAIRS - BUYER TO SATISFY HIMSELF
ANY CONCERNS HE MAY HAVE PRIOR TO
WAIVING ALL CONDITIONS - PROPERTY IS
BEING SOLD AS IS - (id:6289)

Essential Information

Listing #	X12355814
Price	\$329,900
Bedrooms	4
Bathrooms	2.00
Acres	0.00
Type	Multi-family

Community Information

Address	7 & 9 - 7-9 Ottawa Street N
Subdivision	719 - Alexandria
City	North Glengarry
Province	Ontario
Postal Code	K0C1A0

Amenities

Amenities	Hospital
Utilities	Cable, Electricity, Sewer
Features	Flat site, Lane, Level
Parking Spaces	2

Parking	Detached Garage, Garage
# of Garages	2
View	View

Interior

Appliances	Water meter
Heating	Natural gas Forced air
Cooling	None
# of Stories	2

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Lot Description	80 x 115.7 FT ; irregular depth
Foundation	Stone

Listing Details

Listing Office LIETTE REALTY INC.



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Listing information last updated on October 29th, 2025 at 2:16am PDT