

# \$499,000 - 5744 Vermillion Street, Edgewater

MLS® #10344095

**\$499,000**

0 Bedroom, 0.00 Bathroom,  
Multi-family on 0.39 Acres

Edgewater North, Edgewater, British Columbia

Investment Opportunity – Ideal for Employers or Investors! An excellent opportunity awaits with this multi-unit investment property, perfectly suited for staff housing or as a high-potential income property. With a bit of TLC, this property promises strong returns and long-term value. Conveniently located just behind Pips Grocery Store, the property will generate a projected gross annual income of \$57,000 starting this September. List price below BC Tax Assessment. It includes two separately titled properties on a spacious 0.39-acre lot. One title features a large two-storey 4-plex, while the other includes a detached 2-bedroom home with an additional attic room. There's also a generous outdoor space, providing added value for tenants or future development potential. This is a flexible opportunity ideal for employers seeking to house staff or investors looking for steady rental income. Live in one unit, rent the others, or lease all for maximum returns. Showings are available by appointment only. Please allow a minimum of 2 days' notice. Don't miss out on this rare investment gem – book your showing today! (id:36535)

Built in 1911

## Essential Information

Listing #	10344095
Price	\$499,000



Bathrooms	0.00
Acres	0.39
Year Built	1911
Type	Multi-family
Sub-Type	Freehold
Style	Split level entry

### **Community Information**

Address	5744 Vermillion Street
Subdivision	Edgewater North
City	Edgewater
State	British Columbia
Zip Code	V0A1E0

### **Amenities**

Parking Spaces	6
Parking	Street
View	Mountain view

### **Interior**

Appliances	Refrigerator, Dryer, Range - Electric, Washer
Heating	Electric Baseboard heaters, Forced air, See remarks
Has Basement	Yes
Basement Type	Full

### **Exterior**

Exterior	Stucco, Vinyl siding
Roof Material	Metal
Roof Style	Unknown

### **Additional Information**

Zoning	Unknown
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### **Listing Details**

Listing Office	Courtesy Of DK Rice and RT Rice Of Royal LePage Rockies West
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