

52 MARILYN AVENUE S, WASAGA BEACH, ON L9Z 2Y1

<https://linaandteam.com>

Modern Construction, And Two Blocks Away From The Lake! Legal Duplex With In-Laws Suite Basement Apartment, With Walkout. Has A Potential Rental Income Of \$6,800/Month. Positive Cash Flow Opportunity. Beautiful And Spacious Lot. Private Wide Drive Way. Close To Collingwood, Parks, And Amenities. Great Opportunity For Investors. Don't Miss On This Rare Opportunity.

\$1,254,000

- 8 beds
- 5 baths
- Residential Freehold
- Triplex
- Active

Basics

Sale/Rent Type: For Sale

Type: Residential Freehold

Bedrooms: 8 beds

Category: Triplex

Status: Active

Bathrooms: 5 baths



Building Details

Lot Depth: 250.03 sq ft	Lot Width: 50.02 sq ft
Living Area Range: 2500-3000	Garage Parking Spaces: 6, 8
Tax Annual Amount: 5571	CoolingYN: No

Agent and Agency Details

Agency: SUTTON GROUP INCENTIVE REALTY INC.

Amenities & Features

View: No	Cooling: Central Air
Fireplace: No	Basement: Apartment, Finished with Walk-Out
Sauna: No	

