

\$1,450,000 - 58 Church Street, Bridgetown

MLS® #202304011

\$1,450,000

17 Bedroom, Bathroom,
Residential Income on 0.44 Acres

V4, Bridgetown, NS

Hampton Suites! This multi-unit building has just been totally reconstructed to create nine of Bridgetown's finest rental units. The owners used top quality materials inside and out as they rebuilt this structure to meet the demands of today's tenants with modern finishes including Quartz counter-tops, stainless steel appliances including fridges, stoves, dishwashers and vented range-hood/microwaves. Luxury vinyl plank floors, 4 pc baths (plus a 2 pc and 5 pcs in the premium unit) and the best mechanical systems with heat pumps in each unit and automatic LED lighting everywhere. There are 8 two bedroom units accessed from 2 secure lobbies (2 that have private entrances), a 9th 1 bedroom unit has its own private entrance. Laundry hook ups in all units (unit 9 has laundry equipment included). The cash flow is readily available for an investor to take over as they are currently all leased. Low maintenance, turn-key - new units began occupancy late 2022/2023. Excellent location in Bridgetown near long term care facilities for an easy walk to work, CFB Greenwood is a 30 minute commute in low traffic. The town has a modern P-12 School, fantastic outdoor sports hub with artificial turf and track! A marina in the Annapolis River at the park, local eateries, shops, golf courses and much more. Invest in Nova Scotia's Annapolis Valley for your future!

Built in 2022



Essential Information

MLS® #	202304011
Price	\$1,450,000
Bedrooms	17
Acres	0.44
Year Built	2022
Type	Residential Income
Sub-Type	Multi Family
Status	Closed
Date Sold	May 31st, 2023

Community Information

Address	58 Church Street
Area	Annapolis Valley
District	Annapolis County
Sub-District	V4
City	Bridgetown
County	Annapolis
Province	NS
Postal Code	B0S 1C0

Amenities

Utilities	Phone Connected, Electricity Connected
Parking	Aggregate, Parking Spaces(s)

Interior

Interior Features	Ensuite Bath
Appliances	Electric Range, Dishwasher, Dryer, Washer, Microwave, Refrigerator, Stove
Heating	Ductless, Radiator
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior Features	Balcony
Lot Description	Under 0.5 Acres
Roof	Asphalt, Fiberglass
Construction	Vinyl Siding
Foundation	Concrete Perimeter

School Information

Elementary	Bridgetown Regional Elementary School
Middle	Bridgetown Regional High School

Additional Information

Zoning	RRA Cdd R1
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Listing Details

Listing Office	RE/MAX Banner Real Estate
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