

\$397,900 - 47 Havelock Street, Amherst

MLS® #202501984

\$397,900

7 Bedroom, Bathroom,
Residential Income on 0.18 Acres

N/A, Amherst, NS

Located in the heart of Amherst, just steps from downtown's shops and restaurants, this three-unit building is full of original character and offers a fantastic investment opportunity. The building features a spacious two-storey, three-bedroom unit on one side, alongside two well-appointed two-bedroom units—one on the ground floor and one above. With a strong rental history, the building is fully occupied and generates an impressive annual net income of approximately \$42,557. The three-bedroom unit feels more like a home than an apartment with a large living room that flows into a formal dining area, an updated kitchen, and convenient main-level laundry. Upstairs, you'll find three generously sized bedrooms and a fully updated bath. This unit is currently rented for \$1,995/month, with tenants responsible for their own electricity, while heat is included in all units. On the other side, the two-bedroom main-floor unit offers a comfortable living room, two bedrooms, a full bath, laundry, and an updated kitchen. It is currently rented for \$1,250/month, with the tenant covering their own power. Above it, a similar two-bedroom unit mirrors the layout of the one below, providing ample space and modern amenities. This unit rents for \$1,550/month, with the tenant responsible for their power. With its versatile layout and prime location, this building offers a range of possibilities. Don't miss out—schedule your showing today! Exterior paint will be completed as weather allows.



Essential Information

MLS® #	202501984
Price	\$397,900
Bedrooms	7
Acres	0.18
Type	Residential Income
Sub-Type	Triplex
Status	Closed
Date Sold	June 2nd, 2025

Community Information

Address	47 Havelock Street
Area	Northern Region
District	101-Amherst, Brookdale, Warren
Sub-District	N/A
City	Amherst
County	Cumberland
Province	NS
Postal Code	B4H 3J9

Amenities

Utilities	Natural Gas Connected
Parking	Gravel

Interior

Appliances	Stove, Dryer, Washer, Refrigerator
Heating	Hot Water, Radiator
# of Stories	2
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out Access

Exterior

Lot Description	Under 0.5 Acres
Roof	Asphalt
Construction	Other
Foundation	Concrete Perimeter, Stone

School Information

Elementary	Spring Street Academy
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Middle	E. B. Chandler Junior High School
High	Amherst Regional High School

Additional Information

Zoning	Residential
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Listing Details

Listing Office	Royal LePage Cumberland Realty Ltd.
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Listing information last updated on October 13th, 2025 at 8:02am ADT