

# 433 Eleventh Street, New Westminster

\$650,000



Unique legal non-conforming rental property with 3 licenced rental units. 2, three bedroom units on the middle and top floors and a two bedroom unit on the 1st floor. Remainder of 1st floor is the furnace room, one for each unit, and common laundry room with one wash/dryer on token system. Top unit has some view of river. All units have abundant windows, some updated, making suites bright. Separate gas/electrical meter for each unit plus house electrical meter for common areas. Some updates but long term tenants, up to 30 years, so some updating required. Updating in last two years has reduced income. Call LS for details.

## KEY INFORMATION

MLS® V1073565

Multifamily

Uptown

2 Bedrooms

1 Bathroom

3,225 SF

4,356 SF Lot

## FEATURES

Year Built: 9999

Views: UPPER LEVEL PARTIAL RIVER VIEW

Listed By: rennie & associates realty ltd.



**Irene De Guzman**

604.720.1996

ideguzman@rennie.com

rennie.com/irededeguzman

**rennie**