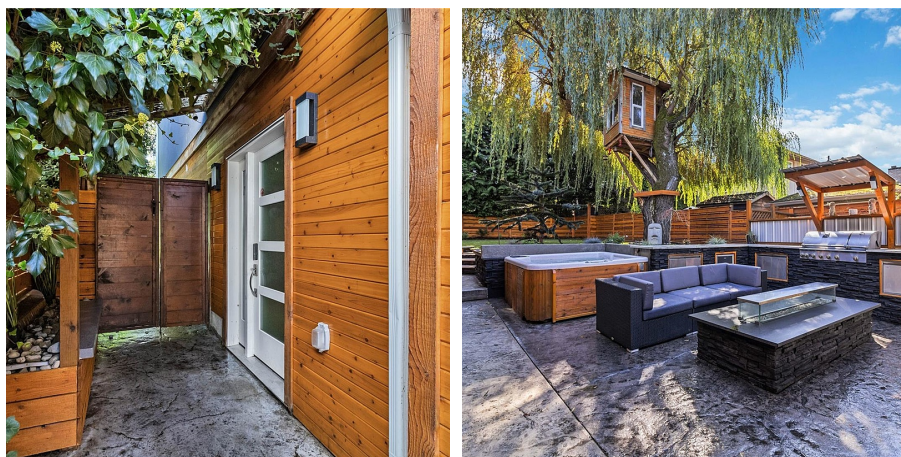


993 Tolmie Ave, Victoria

\$1,449,888



Looking for a modern home while also generating \$4400 a month in rental income to help offset mortgage costs? Don't want to deal w/ the traffic driving in from the WestShore every day? This is your opportunity to get into a special property located in the heart of Victoria. This fully transformed urban oasis creates options for the smart buyer in today's market. Appreciate the kitchen w/ oversized waterfall granite island, heated floors, & extra storage. Primary suite w/ WIC, A/C, & spa-like ensuite w/ steam shower & Bluetooth. A family room has been added downstairs perfect for extra space. Step out back & find stamped concrete patio/walkways & the sunny & private outdoor kitchen, 6' Fireplace, Hot Tub, custom lighting, level & fully fenced grassy backyard. The currently tenanted accessory dwelling unit built in 2022 (\$1800 p/m) is tucked away for privacy & the Legal front 2 bed suite will be rented for \$2600 Feb 1. See supplements for other updates. Located 10-15 mins from everything! (id:56120)



KEY INFORMATION

MLS® 983540

Residential Detached

Mayfair

6 Bedrooms

5 Bathrooms

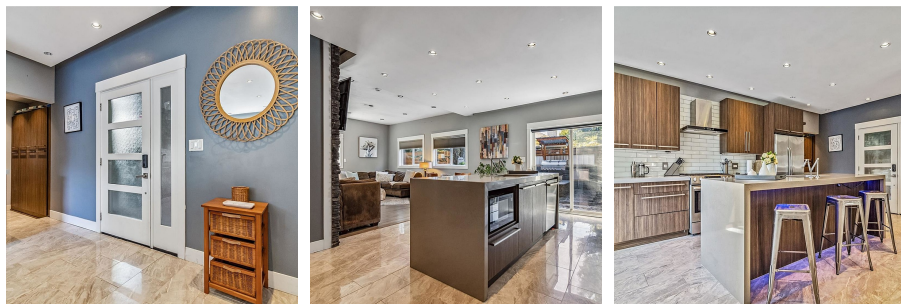
3,190 SF

7,112 SF Lot

FEATURES

Year Built: 1948

Listed By: Initium Real Estate Ltd.



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