

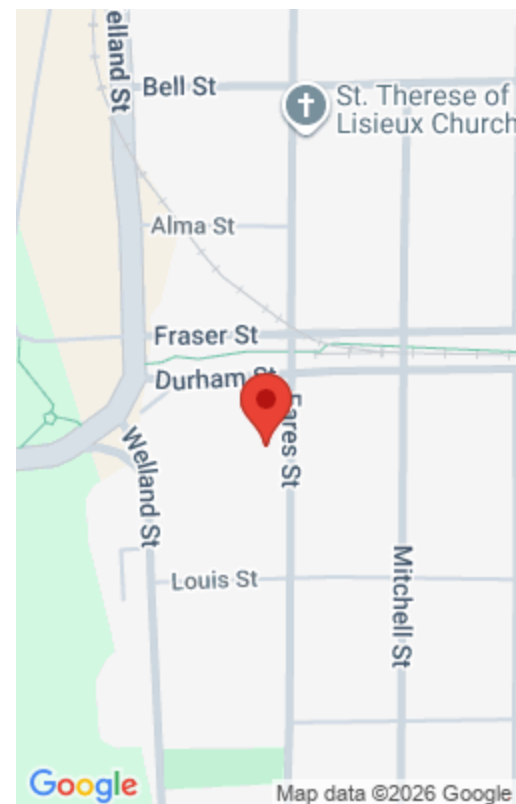
## 292 FARES ST, PORT COLBORNE, ON L3K 1W8, CANADA

<https://www.gtarealestates.com>

Discover a RARE OPPORTUNITY with this LEGAL side-by-side DUPLEX. Ideal for homeowners seeking both lifestyle and income potential. This property offers the flexibility to live comfortably in one unit while generating rental income from the other, creating a smart pathway toward offsetting mortgage costs or building long-term wealth. Fully compliant with city safety and occupancy...

**\$525,000**

- 3 beds
- 2 baths
- Multi-family
- Multi-family
- 1500 - 2000 sq ft



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## Location Details

**City:** Port Colborne (Killaly East)

**Province:** Ontario

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## Property Details

**SubdivisionName:** 875 - Killaly East

**Levels:** 2

**Stories:** 2

**FrontageLength:** 40 ft

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## Property Features

**Heating:** Forced air

**HeatingFuel:** Natural gas

**CoolingYN:** True

**Cooling:** Central air conditioning

**ParkingTotal:** 2

**OpenParkingYN:** False

**GarageYN:** False

**AttachedGarageYN:** False

**CarportYN:** False

**PoolYN:** False

**ViewYN:** False

**WaterfrontYN:** False

**Sewer:** Sanitary sewer

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## Courtesy of

**OfficeName:** ROCK STAR REAL ESTATE INC.

**Office ID:** 194325

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 2

**Heating:** Forced air

**Sewer:** Sanitary sewer



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**CarportYN:** No

**CoolingYN:** Yes

**OpenParkingYN:** No

**GarageYN:** No

**PoolYN:** No

**Cooling:** Central air conditioning

