



**\$549,000**

## **739 CAMPBELL AVE, WINDSOR, ON N9B 2H6, CANADA**

<https://www.gtarealestates.com>

Exceptional investment opportunity! This spacious 7-bedroom, 2-bathroom property features two separate kitchens, making it ideal for multi-tenant or rooming house use. Currently tenanted and generating \$2,900/month in rental income, with strong upside potential to \$4,000/month inclusive of utilities. A turnkey income property with immediate cash flow and room to grow - perfect for the savvy...

- 7 beds
- 2 baths
- Single Family
- Single Family
- 700 - 1100 sq ft



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## Location Details

**City:** Windsor

**Province:** Ontario

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## Property Details

**ArchitecturalStyle:** Raised bungalow

**Levels:** 1

**Stories:** 1

**FrontageLength:** 35 ft ,1 in

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## Property Features

**Heating:** Forced air

**HeatingFuel:** Natural gas

**CoolingYN:** True

**Cooling:** Central air conditioning

**ParkingTotal:** 10

**OpenParkingYN:** False

**GarageYN:** True

**AttachedGarageYN:** False

**CarportYN:** False

**PoolYN:** False

**ViewYN:** False

**WaterfrontYN:** False

**Sewer:** Sanitary sewer

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## Courtesy of

**OfficeName:** HOMELIFE SUPERSTARS REAL ESTATE LIMITED

**Office ID:** 50115

**ListAOR:** Toronto Regional Real Estate Board

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## Building Details

**ParkingTotal:** 10

**ArchitecturalStyle:** Raised bungalow

**Heating:** Forced air

**Sewer:** Sanitary sewer



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## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**CarportYN:** No

**CoolingYN:** Yes

**OpenParkingYN:** No

**GarageYN:** Yes

**PoolYN:** No

**Cooling:** Central air conditioning

