



88 TISDALE ST S, HAMILTON, ON L8N 2W2, CANADA

<https://www.gtarealestates.com>

Turn-key LEGAL 4-PLEX fully rebuilt in 2022 with permits. Generating approx. \$100K+ annual net income with a 7.2% cap rate, delivering the performance of a larger asset with the simplicity and lower maintenance of four units. Renovated from the brick in with quality craftsmanship: new roof, windows, eavestroughs, plumbing, HVAC, furnaces, A/C, spray foam insulation,...

\$1,299,088

- 9 beds
- 4 baths
- Multi-family
- Multi-family
- 2500 - 3000 sq ft





Rooms & Units Descr



RoomType1: Kitchen
RoomLength1: 3.2
RoomDimensions1: 3.2 m X 1.9 m
RoomLevel2: Second level
RoomWidth2: 3.3
RoomType3: Mud room
RoomLength3: 2.7
RoomDimensions3: 2.7 m X 2.1 m
RoomLevel4: Second level
RoomWidth4: 3
RoomType5: Bedroom 2
RoomLength5: 2.1
RoomDimensions5: 2.1 m X 3.7 m
RoomLevel6: Third level
RoomWidth6: 6.8
RoomType7: Bedroom
RoomLength7: 3.2
RoomDimensions7: 3.2 m X 5.7 m
RoomLevel8: Basement
RoomWidth8: 5.2
RoomType9: Mud room
RoomLength9: 2.7
RoomDimensions9: 2.7 m X 2.1 m
RoomLevel10: Main level
RoomWidth10: 3
RoomType11: Bedroom 2
RoomLength11: 2.1
RoomDimensions11: 2.1 m X 3.7 m
RoomLevel12: Main level
RoomWidth12: 1.9
RoomType13: Living room
RoomLength13: 3.6
RoomDimensions13: 3.6 m X 3.3 m

RoomLevel1: Second level
RoomWidth1: 1.9
RoomType2: Living room
RoomLength2: 3.6
RoomDimensions2: 3.6 m X 3.3 m
RoomLevel3: Second level
RoomWidth3: 2.1
RoomType4: Bedroom
RoomLength4: 2.6
RoomDimensions4: 2.6 m X 3 m
RoomLevel5: Second level
RoomWidth5: 3.7
RoomType6: Loft
RoomLength6: 9.8
RoomDimensions6: 9.8 m X 6.8 m
RoomLevel7: Basement
RoomWidth7: 5.7
RoomType8: Bedroom
RoomLength8: 3.2
RoomDimensions8: 3.2 m X 5.2 m
RoomLevel9: Lower level
RoomWidth9: 2.1
RoomType10: Bedroom
RoomLength10: 2.6
RoomDimensions10: 2.6 m X 3 m
RoomLevel11: Main level
RoomWidth11: 3.7
RoomType12: Kitchen
RoomLength12: 3.2
RoomDimensions12: 3.2 m X 1.9 m
RoomLevel13: Main level
RoomWidth13: 3.3



Location Details

City: Hamilton (Stinson)

Province: Ontario

Property Details

SubdivisionName: Stinson

Levels: 3

Stories: 3

FrontageLength: 34 ft ,1 in

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

Courtesy of

OfficeName: SUTTON GROUP INCENTIVE REALTY INC.

Office ID: 294136

ListAOR: Toronto Regional Real Estate Board

Building Details

ParkingTotal: 2

Heating: Forced air

Sewer: Sanitary sewer



Amenities & Features

Waterfront available: No

AttachedGarageYN: No

CarportYN: No

CoolingYN: Yes

OpenParkingYN: No

GarageYN: No

PoolYN: No

Cooling: Central air conditioning

