

# \$479,000 - 120 DAVID Street

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## Listing ID: 40628321

**\$479,000**

4 Bedrooms, 3 Bathrooms, 1440

Multi-family

120 DAVID Street, Gravenhurst, Ontario,  
P1P1J5

Great Investment Opportunity own and/or live in an well maintained 3-bedroom home plus a 1 bedroom in the heart of Gravenhurst, offering an exceptional blend of comfort, convenience and income from this duplex. The home features a spacious living room, a functional kitchen and 3-piece bath on the main floor. Upstairs there are 3 bedrooms and a 4-piece bathroom off the primary bedroom. The separate 1-bedroom apartment is accessible through a private entrance and features a cozy living area, fully equipped kitchen and 4-piece bathroom on a separate hydro meter, and a 300 sq. ft. deck in a tree surrounded yard. Ideal for rental or as a guest suite. The sturdy Century home is located cul-de-sac near the main street in town, walking distance to downtown, shopping plazas, parks and lakes. This property presents the unique bonus of income generated from 2 rental units or 1 unit income with a comfortable family home. (id:50245)

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Last Modified: 01/08/2024 01:22:31 PM  
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