

LISTING NO: 312 Property Type: Building

Zoning Type: Commercial

Terms: For Sale

Price: \$1,999,999



227-239 Water Street, Summerside, PE, C1N 1B4

Prime Mixed-Use Investment Opportunity in Downtown Summerside! This incredibly rare offering presents a meticulously maintained building with 16 residential units and 8 diverse commercial spaces (retail and restaurant) right in the heart of the city. Boasting 100% occupancy with exceptional tenants and a high capitalization rate, enjoy a highly visible location on a busy street with abundant foot traffic, complemented by ample public parking at the rear on First Street. A solid foundation ensures lasting value in this high-demand asset. This property is a smart and secure investment, priced to sell quickly.

#### **CONTACT**

#### **Eva Clow**

Company: Royal LePage Prince Edward Realty

Web: https://www.royallepage.ca/en/agent/prince-edward-

island/charlottetown/eva-clow/86367/ Email: evaclow@royallepage.ca

Tel: 902-338-1210

### PROPERTY DETAILS

Current/Previous Use: Commercial and

residential

MLS: 202527148

Multi-tenant building: Yes

Building Age: 57 years Number of Floors: 3

Heating/Cooling: A/C, ventilation system

Lot Size: 0.43

Entire Building sq/ft.: 26,532

Parking: Lot behind bldg, street parking

Sprinklered: Yes

Security: Security system, monitored

alarm, smoke detectors

Networked: Yes

## **UTILITIES**

Power on Site: Yes Telecom on Site: Yes

# **QUESTIONS**

If you have any questions about our listings tool, contact

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