



**HALIFAX  
COMMERCIAL**  
REAL ESTATE ADVISORS

**\$380,000**

## **67 Lyman Street**

Truro, Nova Scotia

Come see this solid three unit income property located at the east end of Truro. Updates include a re-shingled roof (2021) and new heat pumps throughout. Walking distance to Victoria Park and all amenities. 24 hours notice to tenants for any showings. Currently generating over \$3000 in monthly. Tenants pay for power. Only utility expenses on landlord are water bill and hot water tank.

Unit 1 generates \$1200 in rent. Year to year lease.

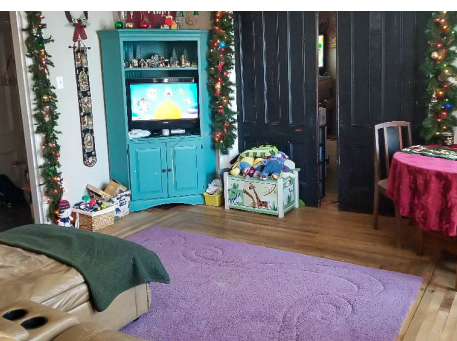
Unit 2 generates \$850 in rent. Month to month lease.

Unit 3 generates \$1200 in rent. Month to month lease.

\*\*\*\*Full Disclosure - Building is owned by listing agent\*\*\*\*

### **PROPERTY DETAILS**

<b>PID</b>	20187977
<b>SQ FT</b>	3,589
<b>LOT SIZE</b>	0.25 Acres
<b>BEDROOMS</b>	8
<b>BATHROOMS</b>	3
<b>FLOORS</b>	3
<b>TYPE</b>	Multi-family



 [HCREA.CA](https://hcrea.ca)

**PAUL YOUSIF**

Client Advisory Services

905-512-2059

[pyousif@hcrea.ca](mailto:pyousif@hcrea.ca)