

# \$800,000 - 5210 61 Avenue, Olds

MLS® #A2249896

**\$800,000**

0 Bedroom, 0.00 Bathroom, 1,994 sqft

Multi-Family on 0.00 Acres

NONE, Olds, Alberta

Investor Alert! Building is located in a desirable area of Olds with green spaces in front and behind the 4-plex building. 4 corner units, 2 bedrooms, 1 bathroom, in suite laundry, balconies, and each unit has their own furnace and water tanks. Total of 6 parking spots with electricity to plug in vehicles. All of the units have some level of renovation. The following renovations have been done in the past 10 years: Exterior residing, asphalt shingles, eavestroughs, fascia, soffit, wood decks, some work in a couple of the bathrooms, flooring, paint, etc. Photos are of vacant unit, that is rented as of Sept 5. The other 3 units have had more renovation than the vacant one. Olds features a hospital and agricultural university, with lots of local services. 1 tenant has utilities included the rest of the units pay their own gas, power, and water/sewer/garbage.

Built in 1978

## Essential Information

MLS® #	A2249896
Price	\$800,000
Bathrooms	0.00
Square Footage	1,994
Acres	0.00
Year Built	1978
Type	Multi-Family
Sub-Type	4 plex



Status	Active
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### Community Information

Address	5210 61 Avenue
Subdivision	NONE
City	Olds
County	Mountain View County
Province	Alberta
Postal Code	T4H 1L3

### Amenities

Parking Spaces	6
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### Additional Information

Date Listed	August 20th, 2025
Days on Market	3
Zoning	R3

### Listing Details

Listing Office	Realty Experts Group Ltd
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