

**Another  
Apartment Building  
For Sale**  
Please contact for details



[bcapartmentbuildings.com](http://bcapartmentbuildings.com)

[info@bcapartmentbuildings.com](mailto:info@bcapartmentbuildings.com)

Macdonald Commercial Real Estate Services Ltd.

**Courtesy of Bruce Long, CCIM**

Out of Town / BC / Out of Town V0E 1B1  
3201 6TH AV

**Active** \$4,500,000

Zone:

Trans Type: For Sale

Sale Type: Asset

Year Built: 1996

Gross Oper Inc: \$ 351,091

Net Income: \$ 249,929

Cap Rate: 5.550

Gross Rent Multi:

Zoning: R-4

RPR/Survey: N

Price per Unit:

Total Parking: 60

# of Storeys: 3

Construction: Wood Frame

Building Type: Townhouse/Condo Complex

Possession: - TBA

Fire Protection: Automatic Alarm, Fire Extinguishers, Heat Detector

Site Influences: Cul-de-Sac, Fenced, Landscaped, Sloping/Rolling, Public  
Transit Nearby



**SUNRIDGE ESTATES**

Units:	TypeNum
	Bach: 0
	Studio: 0
	1 Bed Rm: 0
	2 Bed Rm: 34
	3 Bed Rm: 0
	4 Bed Rm: 0
	Pent: 0

**Total Units: 34**

Amenities:

Linc #: 018-686-257

MLS #: V4013610

SALMON ARM, BC. Carefree Investment, 96 Units on Three Properties. Fully occupied 55+ Residential, excellent buildings, well looked after and well managed. Financials, Environmentals, Plans available.

Partially Air Conditioned, Balconies, Elevator Passenger, Guest Unit, HVAC System, Outside Storage, Social Rooms