

FOR SALE

kw COMMERCIAL
ADVISORS®
A DIVISION OF KELLER WILLIAMS SELECT
REALTY

2335 – 2341 HUNTER STREET | HALIFAX, NOVA SCOTIA
MULTI-FAMILY | **4 UNIT TOWNHOUSE**



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EXECUTIVE SUMMARY

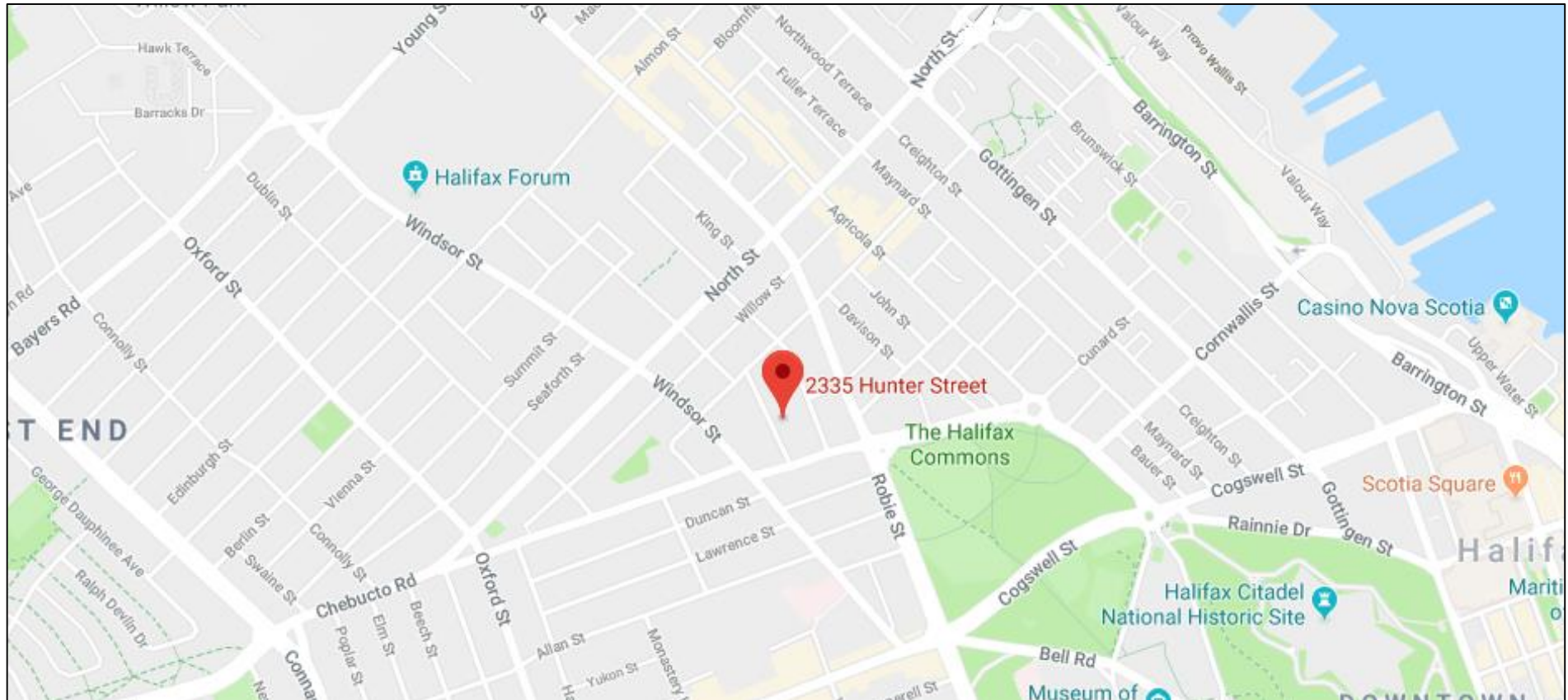
Keller Williams Select Realty has been retained by **FAITH PROPERTIES LIMITED**, (the "Vendor") to facilitate a sale of the lands and building located at **2335 – 2341 Hunter Street, Halifax, Nova Scotia**. This is a rare opportunity to acquire a high quality wood frame multi-family Town House complex with surface parking well located in the west end area of Halifax on the Peninsula.

Property Type	3 Storey 4 unit wood frame Townhouse Apartments
Year Built	1999
Unit Mix	2 x 3 Bedroom Townhouse 2 x 4 Bedroom Townhouse (End Units)
Building Size	Approx. 7,740 square feet total building area 4 x 1,935 sq. ft. townhouses (3 level incl. garage)
Lot Size	8,579 square feet
Parking	Each unit contains a single car garage. Additional surface parking.
Assessed Value	\$1,175,200 (2018 Residential Taxable)
List Price	\$1,295,000 / \$323,750 Per Unit
Cap Rate	5%



AREA OVERVIEW – HALIFAX PENINSULA NORTH END

The property is well located on the Halifax Peninsula on Hunter Street between Cunard and Charles Street in Halifax's North End. Hunter Street is a residential street with a mix of single family homes, rental flats, and apartment buildings. The central Halifax Location provides access to public transportation, restaurants, shopping and all essential services which make it a desirable location for renters. It was also just mere steps away from the Halifax Commons.



CONTACT INFORMATION



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CONFIDENTIALITY AGREEMENT

KW Commercial Advisors
Young Tower, Suite 308
6080 Young Street
Halifax, NS B3K 5L2
Attention: Tom Gerard
EMAIL tomgerard@kwcommercial.com

Regarding: Confidentiality Agreement – 2335-41 Hunter Street, Halifax, Nova Scotia

In connection with our possible interest in purchasing the above referenced property, the undersigned, covenant and agrees to treat all matters, written and verbal information received at any time(s) regarding the offering from Keller Williams Select Realty dba KW Commercial Advisors (“The Advisor”) fully confidential and will not divulge such information or knowledge to any other party outside of my immediate business organization directly under my control.

My obligations regarding the herein Confidentiality Agreement shall extend over and include all such persons employed by me, who are made aware of the information obtained from The Advisor regarding the above-mentioned property and I will inform such persons of the contents of this Agreement. We understand and acknowledge that the Advisor is acting as agent for the Owner. We acknowledge that any Representatives retained in connection with our consideration or completion of the Transaction will be representing our interests and all costs related to their service will be paid by us.

DATED at _____, this _____ day of _____, 2018.

Name: _____

Signature: _____

Company: _____

Address: _____

Telephone: _____

Email: _____

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KW COMMERCIAL ADVISORS

KW Commercial Advisors, the commercial real estate division of Keller Williams Select Realty, is a Halifax, Nova Scotia based Commercial Real Estate Brokerage Team that provides real estate advisory services required by real estate Investors, Developers, Business Owners, Occupiers, Tenants and Financial Intermediaries. KW Commercial Advisors offers expertise in the Halifax, Nova Scotia Real Estate Market in Office, Industrial, Retail and Income and Investment properties.

Extensive local market knowledge and experience combined with a proven track record in Asset Disposition, Project Marketing, Buyer and Tenant representation and consulting assignments, distinguish the Team at KW Commercial Advisors from its competition.

Our mission at KW Commercial Advisors is to deliver practical and effective solutions to our clients real estate needs with the utmost care, professionalism and integrity. You have our dedicated real estate professionals assisting you throughout the real estate transaction - from start to the closing. Our seasoned professionals are able to offer more quality and individualized service to you in a faster and more attentive way. You will see and feel the difference when you experience our level of service and local market knowledge.

To learn more about KW Commercial Advisors, please visit www.kwcommercialhalifax.com

Keller Williams Realty, Inc. was co-founded in 1983 in Austin, Texas by Gary Keller and Joe Williams with the mission to build careers worth having, businesses worth owning and lives worth living for its associates. Today, Keller Williams is the largest real estate franchise company in North America, with approximately 900 offices and 170,000 associates in 31 countries around the world. In addition to exponential growth, the company continues to cultivate an agent-centric, education-based, technology-driven culture that rewards associates as stakeholders and provides clients with unrivaled real estate service. In 2017, Keller Williams was named the No. 1 training organization across all industries in the world by Training Magazine and has ranked in the top 3 training organizations for 3 consecutive years.