

# Berger Realty

Since 1928



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442 West Ave  
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Asking \$834,500.00



## COMMENTS

Unpack your bags and start earning on this rental machine! You have to see this immaculate, turnkey 3-bedroom, 2-bathroom home located in the sought-after Northend neighborhood. This beautifully maintained property boasts high ceilings, engineered wood floors, and a cozy gas fireplace, creating an inviting atmosphere for both relaxation and entertaining. Interior furnishings were recently updated by a professional designer and are included. The fully equipped kitchen features an electric stove, stainless steel appliances, and granite countertops, perfect for cooking and hosting guests. With three spacious bedrooms, two full bathrooms, and a full-size washer and dryer, this home offers all the comfort and convenience you need for personal use or as a vacation rental property. Step outside to enjoy two excellent outdoor spaces: a front deck with awnings for extra shade and a private rooftop deck (resurfaced in 2024) offering fantastic entertaining space. Whether you're hosting a gathering or soaking up the sun, these spaces make outdoor living a breeze. A one-car garage and a driveway providing space for two off-street parking spots—a rare find in the area! Recent Updates include: New roof installed in 2024 New HVAC system installed in 2024 Fiberglass resurfaced rooftop deck 2024 This home is truly move-in ready and perfect for those seeking a permanent residence or a high-performing rental property in a prime location. Don't miss your chance to make this gem yours before summer 2025! Almost completely booked for summer '25. Full property management by Heavenly Rez is transferable to new owner.

## PROPERTY DETAILS

ParkingGarage One Car	OtherRooms Dining Area Storage Attic	InteriorFeatures Cathedral Ceiling(s) Fireplace(s) Hardwood Floors Kitchen Center Island Master Bath Pets Allowed	Heating Gas-Natural
Cooling Central	HotWater Electric	Water Public Water	

