



# 3006 CLARK, Columbia, 29201, SC

[https://searchrealestate.co/properties/3006-clark/columbia/sc/29201/MLS\\_ID\\_603983](https://searchrealestate.co/properties/3006-clark/columbia/sc/29201/MLS_ID_603983)



**Price - \$189,900**

Baths	SqFt	Year Built	DOM
2	1140	1910	90 Days

## Features

### Cooling

- Window Unit(s)
- Other

### Heating

- Baseboard

### Foundation

- Crawl

### Stories

- 2
- 1

### Water

- Public

## Description

This charming duplex has been a reliable investment for years. Unit 3004 has operated as a highly occupied Airbnb, while Unit 3006 housed a long-term tenant. Full of personality and potential, this whimsical property can be updated into a spacious single-family home or maintained as a lucrative rental. Built over 100 years ago, the home needs updates—especially to the electrical system—but the investment is well worth it in this desirable neighborhood.

**Key Details:**

**General:** Electric system needs significant attention. HVAC is currently window units, baseboard heaters, and wall gas units (all functioning). Very low crawl space. Shared, fully fenced backyard with old shed.

**Unit 3004:** Features a vintage clawfoot tub in a renovated bathroom, closed-in laundry/utility room, and a very old breaker located in the closet. Hardwood floors are in great shape for the home's age. Includes a new gas stove and gas water heater. Fridge and stove convey.

**Unit 3006:** Compact kitchen with small stove and questionable outlet, small bathroom, and laundry hookups on the back covered porch. Needs new flooring (hardwoods under carpet). Also includes an additional back room.

The neighborhood is safe, walkable, close to downtown, USC, and highly sought-after. With upgrades, monthly rents could far exceed the \$1,000 previously received for long-term rental. Short-term stays brought in \$1,500+ depending on events and demand.

**Sold As-Is.** Disclaimer: CMLS has not reviewed and, therefore, does not endorse vendors

## SEE THIS PROPERTY



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### Check On Site



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### Location



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