



## 3156 Woodsdale Road Lake Country British Columbia

\$698,000

A unique opportunity to own a property in a prime Lake Country location just steps from the beach. Ideally situated near Woodsdale Road and Rogers Road, this offering provides excellent access, a generous lot configuration, and outstanding walkability to parks, restaurants, and everyday amenities. The property includes a charming 2-bedroom, 1-bathroom home offering 976 sq ft of living space, set on a 0.14-acre lot. The home is in fair condition and suitable for renting, making it a great option for homeowners seeking flexibility--whether to live in, renovate, or hold as an investment. Enjoy nearby beach access off Rogers Road, along with green spaces, recreation, and a vibrant community atmosphere. The surrounding area offers a blend of established homes and evolving neighbourhood character, adding to the long-term appeal of this location. The property is serviced with sewer, with water available at the lot line, and benefits from multiple access points, including a laneway, providing convenience and future versatility. Potential land assembly with 3144 Woodsdale Road and 11518 Rogers Road, presenting a rare opportunity to secure a larger footprint in one of Lake Country's most desirable areas. (id:6769)

Laundry room 9'1" x 5'9"

Mud room 5'9" x 5'9"

3pc Bathroom Measurements not available

Bedroom 11'4" x 10'5"

Primary Bedroom 11'5" x 11'10"

Kitchen 13'4" x 12'4"

Living room 15'10" x 12'4"

Listing Presented By:



Originally Listed by:  
Century 21 Assurance Realty Ltd



Royal

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