



1334 Wood St Esquimalt BC

\$1,050,000

THE HOME you have been waiting for! 1334 Wood St is a super bright 2-bed, 2-bath home just a block from the ocean in beautiful and trendy Esquimalt. This 1948 charmer offers 1,111 sq ft of finished space, including an updated studio suite, plus 909 sq ft of unfinished potential in the basement. Original wood floors, coved ceilings, and a wood-burning fireplace create a warm, classic feel. South and east windows fill the living and dining areas with natural light. The kitchen features generous storage, floor-to-ceiling pantry, ample counters and a peninsula open to the eating area. Bedrooms are privately tucked away with a spacious 4-piece bath between them. South exposed fully fenced yard as well! The studio suite enjoys its own yard and strong rental history. Secure future potential development as well, as the home is set on two legal lots and is surrounded by new homes. This property is an excellent starter or investment opportunity, and really is the perfect balance of both!

Listing Presented By:



Originally Listed by:
NAI Commercial (Victoria) Inc.

lea@vret.ca



RE/MAX Ocean Pacific Realty

2230A Cliffe Ave., Courtenay, BC,
V9N 2L4

Phone: 250-702-5950
Fax:
corony@shaw.ca