



## 2005 Hemlock Pl Courtenay BC

\$550,000

This delightful 4-bedroom, 1-bath rancher is perfect for first-time buyers, downsizers, investors, or anyone interested in the versatile R-SSMUH zoning. With Small Scale Multi-Unit Housing zoning, you have the option for a duplex, townhomes, or up to 4 units--check the bylaws for more details! Situated on a peaceful corner lot, just a short walk from local amenities, the ocean, and scenic walking trails, this 1,213 sq. ft. home offers cozy comfort with plenty of potential. Inside, you'll find two separate living spaces ideal for relaxing or hosting family and friends, with a central kitchen that brings everyone together. The private yard, complete with a charming grapevine, offers the perfect spot to start your own garden oasis. Don't miss this opportunity to create your dream home or investment!

Listing Presented By:



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