



## 640 Montreal St 201 Victoria BC

\$899,900

BEST PRICED WATERFRONT IN VICTORIA! Below BC Assess! Oceanfront living in James Bay at Pier One. Spacious residence offering nearly 2,000 sq ft w 2 beds and 2 baths, a layout that lives more like a bungalow than a typical condo. Enjoy stunning ocean views from the great room, dining area, and both bedrooms. Generous kitchen with walk-in pantry, extra freezer space, and great storage opens to expansive living and dining areas with wood floors and cozy fireplace. Primary bedroom w extensive built-ins, multiple closets, and large ensuite with dual sinks, soaker tub, and separate shower. Second bedroom plus den both enjoy ocean views. Two enclosed balconies (easily reopened to oceanfront outdoor spaces), wood and tile floors throughout, large in-suite storage, and plumbing for in-suite laundry. Two secure parking stalls, large storage locker, marina access, EV charging, visitor parking, pet & rental friendly building. Steps to Harbour Walkway, Fisherman's Wharf, downtown, and transit

Listing Presented By:



Originally Listed by:  
Keller Williams Ocean Realty  
VanCentral

[christiansellsvictoria@gmail.com](mailto:christiansellsvictoria@gmail.com)



**RE/MAX Ocean Pacific Realty**

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

Phone: 250-702-5950

Fax:  
[corony@shaw.ca](mailto:corony@shaw.ca)