



2207 June Rd Courtenay BC

\$1,113,000

Situated on 0.44-acre corner lot north of Comox, 4-bedroom, 3-bath home offers easy access to Seal Bay Park's trail system & nearby beaches, a 5-minute walk away. The property faces an open field & treed area, providing steady natural views from the living room, front windows, & deck. Upper floor includes the main living & dining areas, along with a gas fireplace in the living room. The kitchen has updated cabinets, new appliances, & practical layout, the roof was replaced in 2025 with fiberglass shingles. The lower level features non-conforming suite with its own entrance, driveway, den a second gas fireplace, & private laundry for independent use. Outdoor features include a fenced backyard, gazebo, fire pit area, workshop space under the deck, raised garden beds, and RV and boat parking. Zoned R-1, the property allows a secondary dwelling up to 90 m² and is about 10 minutes from Comox with nearby amenities. \$5,000 decorating bonus to the Buyer to personalize the home to their taste.

Listing Presented By:



Originally Listed by:
Royal LePage-Comox Valley (CV)

travisnelson@royallepage.ca



RE/MAX Ocean Pacific Realty

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

Phone: 250-702-5950

Fax:

corony@shaw.ca