



## 2662 Conrad Rd Courtenay BC

\$4,499,000

Prime 10.4 acre property within the City of Courtenay, offering excellent potential for rezoning and subdivision. The city's newly-created R1.0 Small-Scale Multi-Family Housing (SSMFH) zoning provides the possibility for a 4-plex on each subdivided lot. Conveniently located just 4 minutes from the Island Highway or downtown Courtenay, and only 12 minutes to the hospital. Also, only a 35-minute drive to Mt. Washington Ski Resort, an attractive feature for future residents. Positive discussions with the city have taken place regarding future development possibilities. Approximately 10% of the property has been cleared, with the remainder featuring valuable standing timber. Contact us for more information and explore this exciting opportunity.

Listing Presented By:



Originally Listed by:  
RE/MAX Ocean Pacific Realty  
(Crtny)

woodcockhomes4sale@gmail.com



**RE/MAX Ocean Pacific Realty**

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

Phone: 250-702-5950

Fax:

corony@shaw.ca