



## 288 Coho Blvd Mudge Island BC

\$449,900

Waterfront property on one of West Coasts best kept secrets - Mudge Island. Boat to your island getaway for the weekend and take advantage of moorage right in front of your home. This well built home offers one bedroom, kitchen, dining/living room, 4 pc bathroom on the main floor and a master bedroom loft area. Snuggle up with comfort with the woodstove and the ambience of the tongue and groove ceilings. Home sits on a solid concrete foundation over looking False Narrows looking toward Gabriola Island. With an installed septic and drilled well plus rainwater catchment system, this is a complete package waiting to be enjoyed. There is no BC Ferry service to Mudge Island, Which can be accessed by private boat via Gabriola Ferry, and it is 5 minutes across from Gabriola E1 Verano Boat Launch to Davidson Bay , and 20 mins from Nanaimo. The Island has the get-away-from-it-all appeal of the small, The Island has the bonus of being serviced with hydro, cable and high speed internet

Listing Presented By:



Originally Listed by:  
Royal LePage Nanaimo Realty  
(NanIsHwyN)

cato4@shaw.ca



**Royal**

**LePage in the Comox Valley**

121-750 Comox Road , Courtenay,  
BC, V9N3P6

Phone: 250-702-5950

Fax:

corony@shaw.ca