



## 3164 11th Ave Port Alberni BC

\$574,900

Spacious Home, in Desirable South Alberni, with In-Law Suite Potential! On the main level, you will be greeted by an inviting living room, with a natural gas fireplace and large windows that flood the space with natural light. The spacious kitchen with access to the back deck is perfect for hosting dinner parties or simply enjoying a quiet meal at home. A large primary bedroom, four-piece bathroom, three additional bedrooms, and main floor laundry offer ample living space for families of all sizes. This home is serviced by a heat pump for efficient heating and cooling. The lower level of the home has been reframed, rewired, and leveled, with the potential to become a fantastic in-law suite. This space boasts a living room, kitchen, three bedrooms, a den, and is plumbed for a four-piece bathroom, providing plenty of room for extended family or guests. Upgrades and features include: RV parking, laneway access, and a natural gas hot water tank.

Listing Presented By:



Originally Listed by:  
Royal LePage Pacific Rim Realty -  
The Fenton Group

info@thefentongroup.ca



**RE/MAX Ocean Pacific Realty**

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

Phone: 250-702-5950

Fax:  
corony@shaw.ca