



## 3964 11th Ave Port Alberni BC

\$549,900

Situated in the heart of Echo, this character-filled home blends classic craftsmanship with thoughtful updates in one of Port Alberni's most walkable neighbourhoods. Coved ceilings and original fir doors add warmth, while a bright living room with fireplace, statement mantle, built-in shelving, and picture windows flows naturally into the dining area and spacious kitchen with abundant cabinetry and a walk-in pantry. Step directly onto the covered deck for year-round use. The main level also includes a full bathroom, a bedroom, and a generous primary suite with closet organizers, privacy glass, and a 3pc ensuite with walk-in shower and seating. Upstairs features two additional bedrooms, while downstairs offers a laundry room with storage, another bedroom, and a workshop with sink. A partially fenced yard with laneway access and rear driveway complements updated vinyl windows, a 2021 hot water tank, and upgraded perimeter drains. Reach out any time to arrange your private viewing.

Listing Presented By:



Originally Listed by:  
Loyal Homes Ltd.

vittoria@loyalhomes.ca



**RE/MAX Ocean Pacific Realty**

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

Phone: 250-702-5950

Fax:

corony@shaw.ca