



## 2055 Koksilah Rd 6 Duncan BC

\$175,000

\*OPEN HOUSE SAT DEC 6th 11-1\*NEW ROOF! Situated close to the ocean, and the river, this 3 den home is the perfect way to get into the market! Located in the Bench Elementary school district with bus drop off right out front, a central playground, and many neighbouring young families in the park- this is a great community for your family to call home. You have a garden bed out front, customizable patio space next to the home and a private back yard for gardening, or kids to play. Updates from the seller include a new external roof, newly sealed vapour barrier below, updated kitchen counter, sink, and cabinetry, fresh flooring throughout, and outdoor patio. Come call #6 home for the holidays, immediate possession available! Images and video in this listing may have been digitally enhanced, virtually staged, or generated using AI for illustrative and decor purposes only. Actual finishes, dimensions, and condition may vary. All information should be independently verified.

Listing Presented By:



Originally Listed by:  
eXp Realty

info@kiteke.ca



**RE/MAX Ocean Pacific Realty**

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

Phone: 250-702-5950

Fax:

corony@shaw.ca