



## 610 Mariner Dr Campbell River BC

\$475,000

Ocean and Mountain VIEWS! This lot is perfect for a main level entry, walk out basement home with NO GST! The Vendor has house plans by Giesbrecht Design for the most gorgeous, modern home to be built on this lot. Topographic land survey by Chicalo-Burridge Land Surveying & Geomatics LTD, both local companies. This is a \$7000 value to a potential buyer. The plans include a 3050sqft home that takes full advantage of the amazing ocean views plus double car garage with oversized bay for boat storage. All the main living areas will be facing the views including the primary bedroom. Includes a covered deck on both levels to spend your time watching the ever-changing views. The main floor plan includes 3 beds with a potential to develop the ground floor for a 4-5 bed home or suite potential! It is almost impossible to find this kind of value that includes an ocean view, main level entry lot, with the value of the plans in place and NO GST! This opportunity is GOLD.

Listing Presented By:



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