



640 Cedar St Campbell River BC

\$320,000

Prime Development Lot in Residential Infill (R-1) Zone! Opportunity awaits on this 7,500 sq ft (approx. 696.77 m²) flat, centrally located lot, perfect for multi-unit development (up to 4 units permitted). Existing structures are Land Only - Tear Down. Zoning Details: Density: Permitted for 4 dwelling units Lot Coverage: Up to 50% for buildings (~3,750 sq ft) and 70% for impermeable surfaces (~5,250 sq ft) Setbacks: Front: 4.0 m (~13.1 ft) Rear: 3.0 m (~9.8 ft) or 1.5 m adjacent to a lane Side: 1.2 m (~3.9 ft) or 3.5 m along a road Height: Up to 7.0 m (2 stories) if 3.0 m from the rear or 10.0 m (3 stories) if set back 5.0 m from the rear Located minutes from the ocean, close to schools, and amenities, this is the perfect lot to build your dream home. Don't miss this prime opportunity!

Listing Presented By:



Originally Listed by:
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