



## 711 9th Ave Campbell River BC

\$649,900

Exciting Development Prospect! Discover this three-bedroom, one-bathroom residence centrally located in Campbell River, occupying .47 acres with RM2 zoning and lane access. This zoning supports a variety of uses such as a single-family home with a secondary suite, duplex, triplex, or apartment building. It offers a maximum density bonus up to 13 units, potentially boasting ocean views. The land includes an apple and pear orchard that can be incorporated into your project. Currently rented, the property provides income while you plan. Don't miss this versatile investment opportunity!

Listing Presented By:



Originally Listed by:  
eXp Realty

Robert@RobertNixonRealEstate.com



**Royal  
LePage in the Comox Valley**

121-750 Comox Road , Courtenay,  
BC, V9N3P6

Phone: 250-702-5950  
Fax:  
corony@shaw.ca