

B.C. LAND SURVEYORS BUILDING LOCATION CERTIFICATE
LOT 1, DISTRICT LOT 60, NEWCASTLE DISTRICT, PLAN EPP115396,
SCALE 1:400

THE INTENDED PLOT SIZE IS 2800mm IN WIDTH AND 4300mm IN HEIGHT (8 SIZE) WHEN PLOTTED AT A SCALE OF 1:400.



THIS SURVEY IS NOT VALID UNLESS DIGITALLY SIGNED. THIS SURVEY IS PROTECTED BY COPYRIGHT AND MAY NOT BE REPRODUCED.

DEFINER CORRECTS THIS NEW COPY OF OCTOBER 2023 ACCORDING TO LAND TITLE AND SURVEY AUTHORITY RECORDS AND FIELD SURVEYS. UNCORRECTED INTERESTS HAVE NOT BEEN INCLUDED OR CONSIDERED.

Neil Bauder Digitally signed by Neil Bauder DN: cn=Neil Bauder, o=D3K513, email=neil@prism.ca, c=CA, date=2023.10.16 16:02:47-0700

NOTE:

1. THIS SURVEY PURPORTS TO SHOW ONLY THE NEW CONSTRUCTION ON THE ABOVE DESCRIBED PARCELS AND THEIR RELATIVE LOCATION THEREON.
2. THIS PLAN PROVIDES NO WARRANTY OF REPRESENTATION WHATSOEVER WITH RESPECT TO ANY OTHER BUILDING, ARCHITECTURAL, PLANNING FACILITY, FENCE, UNDERGROUND, ABOVEGROUND OR OVERHEAD UTILITY OR ANY OTHER APPURTENANCES AND THEIR RELATIVE LOCATION TO ANY INTERNAL OR EXTERNAL BOUNDARIES OF THE ABOVE DESCRIBED PARCELS AND IS NOT TO BE USED TO RE-ESTABLISH PROPERTY LINES.
3. PRISM LAND SURVEYING LTD. AND NEIL J. BAUDER ACCEPT NO RESPONSIBILITY FOR AND HEREBY DISCLAIM ALL OBLIGATIONS AND WARRANTIES FOR DAMAGES INCLUDING, BUT NOT LIMITED TO, DIRECT, INDIRECT, SPECIAL, AND CONSEQUENTIAL DAMAGES ARISING OUT OF OR IN CONNECTION WITH ANY DIRECT OR INDIRECT USE OR RELIANCE UPON THE PLAN BEYOND ITS INTENDED USE.

223 FERN ROAD #2
 QUALICUM BEACH, B.C. V9N 1S4
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 FILE NUMBER: 22-190-ST
 DRAWING FILE: 22-190-BLCD-000
 DATE: 2023-10-16

MLS#957590

Lot 2 Memorial Ave Qualicum Beach BC

\$799,900

Discover the perfect opportunity to build your dream home on a beautiful lot located on Memorial Avenue in Qualicum Beach. This property is a rare find, offering an ideal location including a short stroll to the ocean and steps to the Memorial Golf Course. Your future home is also walking distance to town and forested walking trails. At a 1/4 acre, this lot provides ample space for your dream home, with flexibility in design to suit your preferences and a possible garden suite if you so choose. Whether you envision a peaceful retirement retreat, a vacation home, or a permanent residence, don't miss the chance to make this stunning location your own and build the home you've always imagined. Enjoy the beauty, tranquility, and recreation that this remarkable lot provides.

Listing Presented By:



Originally Listed by:
 Royal LePage Parksville-Qualicum Beach Realty (QU)

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