



# 1085 HURSTFIELD FRONTAGE Road Sorrento British Columbia

\$997,000

10.8 acre Lake-view parcel - not in the ALR - located on the edge of Sorrento and zoned RR1, but designated as Village Centre in the Official Community Plan. Road access available on 3 sides with direct access to the TCH via Coates Road, the other two access roads being Vimy Road (beside Sorrento Elementary School), and Hurstfield Frontage Road. Big shop with water, power and natural gas located at the end of Hurstfield Frontage Road. Shop has 2 O/H doors, Natural gas heaters at either end, an office space, various work areas, and a 2 piece washroom served by a septic system. Land could be subdivided into 4 parcels under current RR1 Zoning, or application could be made for developing the parcel into higher density or business uses in accordance with the Village Centre descriptions in the OCP. Or just build your dream home and enjoy your lake view property as it stands. It's possible to walk to the lake via unopened road allowance at the end of Coates Road. There is a ton of potential here: bring your ideas. (id:6769)

Listing Presented By:



Originally Listed by:  
Fair Realty (Sorrento)

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