

# Great Starter Home!



2608 Shoal Road



A great opportunity to get into the market when there are few listings available! This cozy home has lots of room for all your needs. A mobile home with fully permitted additions makes living here easy and enjoyable. The living space includes an open concept kitchen, dining/living room, 3 bedrooms, and an ensuite bathroom off the master, while a large deck adds outdoor living space. A 16x20 studio with kitchenette makes this home a unique opportunity for a business, or overflow family or company. The yard is fully fenced and includes several fruit trees and well-established gardens. Walking distance to Thieves Bay Marina. Property is tenanted with 24 hours' notice required, with some flexibility. All measurements are approximate and should be verified if important. Seller is a licensed Realtor.



Hope Bay: 250-629-3166  
Sidney: 250-656-5062  
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Driftwood: 250-629-3383  
Saturna: 250-539-2121  
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# Property Details



2608 Shoal Road



**Year Built (est):** 1976

**Lot Acres:** 0.37

**Bedrooms:** 3

**Bathrooms:** 2

**Fin SqFt:** 1812

**Unfin SqFt:** 0

**Bsmt:** None

**Water:** City/municipal

**Waste:** Septic system

**Driveway:** Gravel/dirt

**Foundation:**

Post & Pad

**Roof:** Metal, Other

**Ext Fin:** Wood

**Fuel:** Wood, Electric

**Heat:** Wood Stove,  
Baseboard

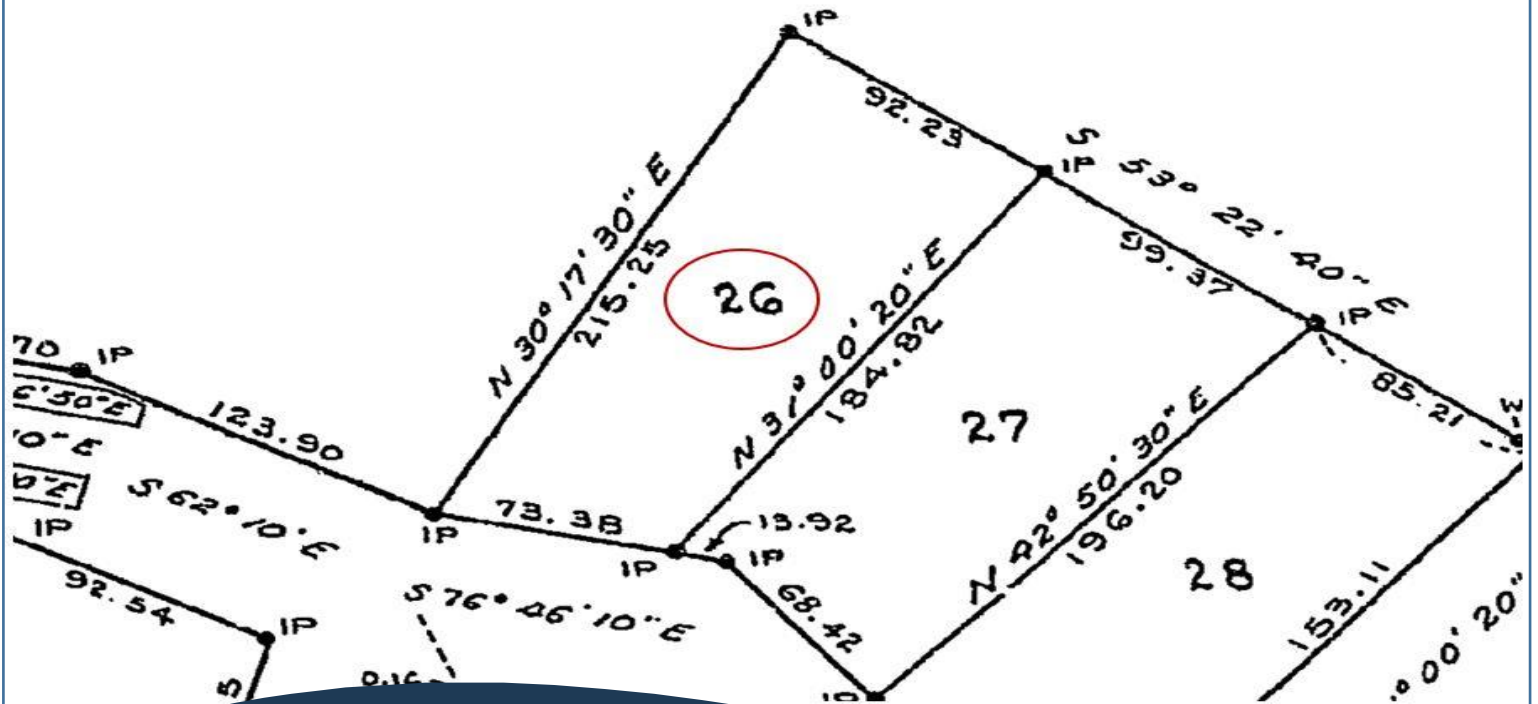
**FP Location:** Living  
Room

**Lot Features:**

- Fully fenced
- Treed
- Guest Accom.
- Private
- Walk to Thieves Bay Marina & trails



# Plot Plan and Aerial View

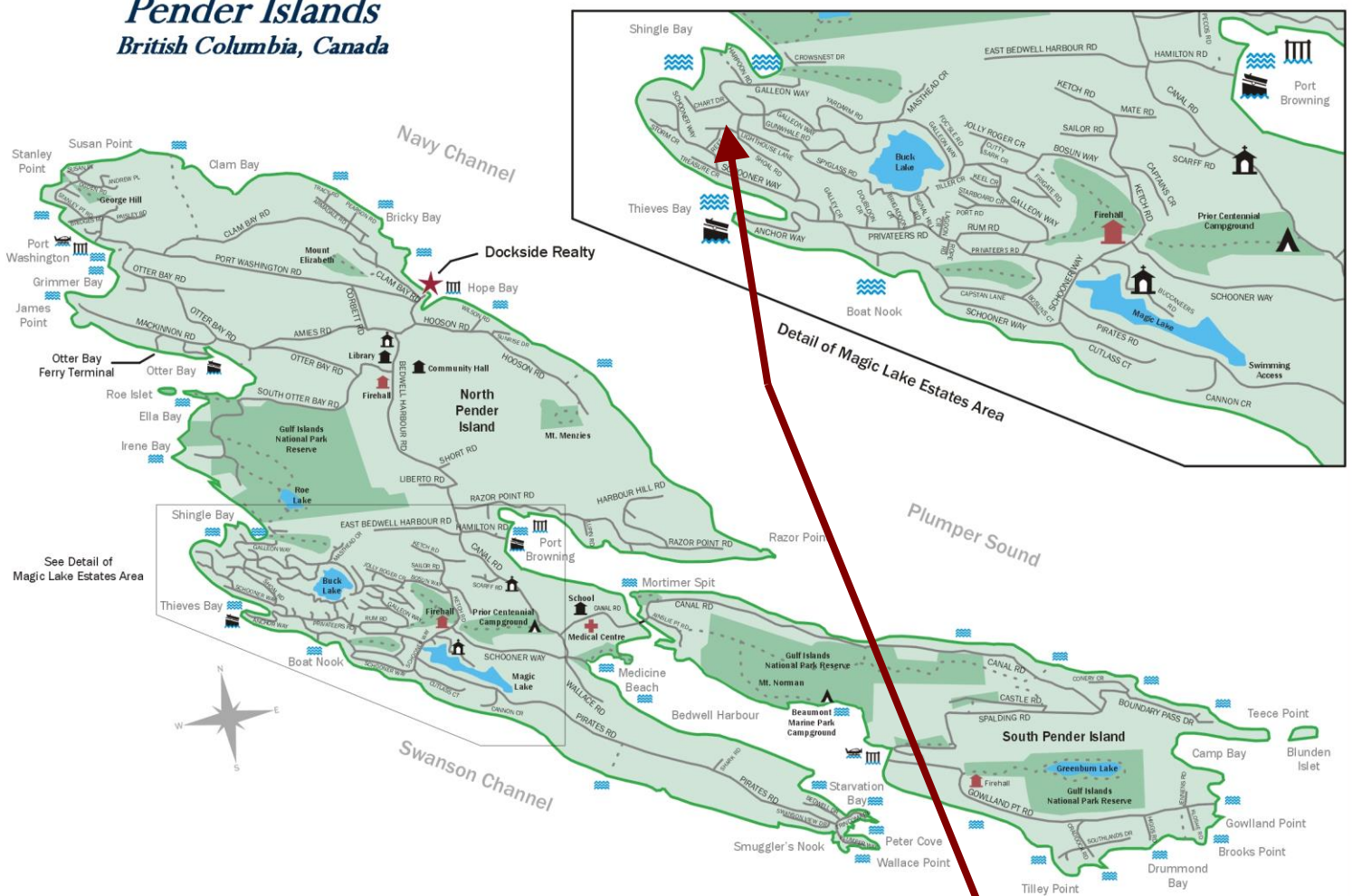


2608 Shoal Road



# Pender Islands Map

## Pender Islands British Columbia, Canada



**Subject Property  
2608 Shoal Road**

- ★ Dockside Realty
- Public Wharf
- Boat Launch
- Float Plane
- Firehall
- Medical Centre
- Municipal
- Place of Worship
- Campground
- Walking Trail
- Ocean Access/View

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**DISCLAIMER:** While every effort is made to provide reliable information, Dockside Realty Ltd. makes no representations or warranties as to the accuracy of this brochure.

All measurements are approximate and the buyer is responsible for verifying all data provided.



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