

# VALUE ADDED BUILDING LOT



3736 BOSUN WAY





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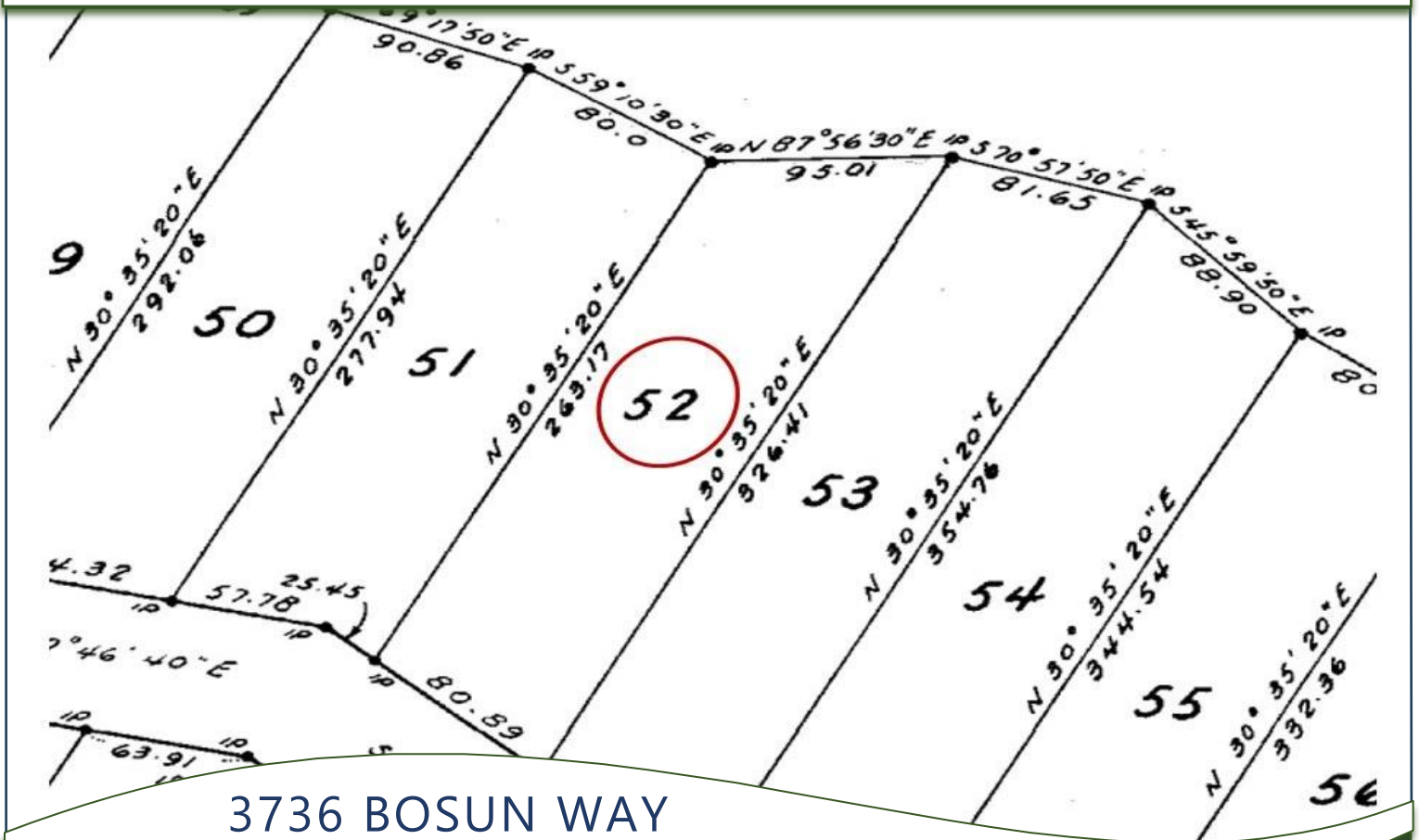
CRD Water ~ Septic ~ 0.55 Acres

Septic and Hydro are already in place on this south facing secluded 0.55-acre lot. Roughed in driveway leads to an ideal building spot, currently with a cozy little trailer to relax in while planning to build and explore the island. Municipal water ready for hook up. The corner of the lot connects with parklands. Great central location. Within a 7 minute or less driving radius you can enjoy the tennis courts, disc golf, lake, beaches, the Driftwood Centre with restaurants, café, shopping, the local pub and Thieves Bay Marina which is a great place to watch sunsets and boasts affordable moorage and only available to Magic Lake Property owners.



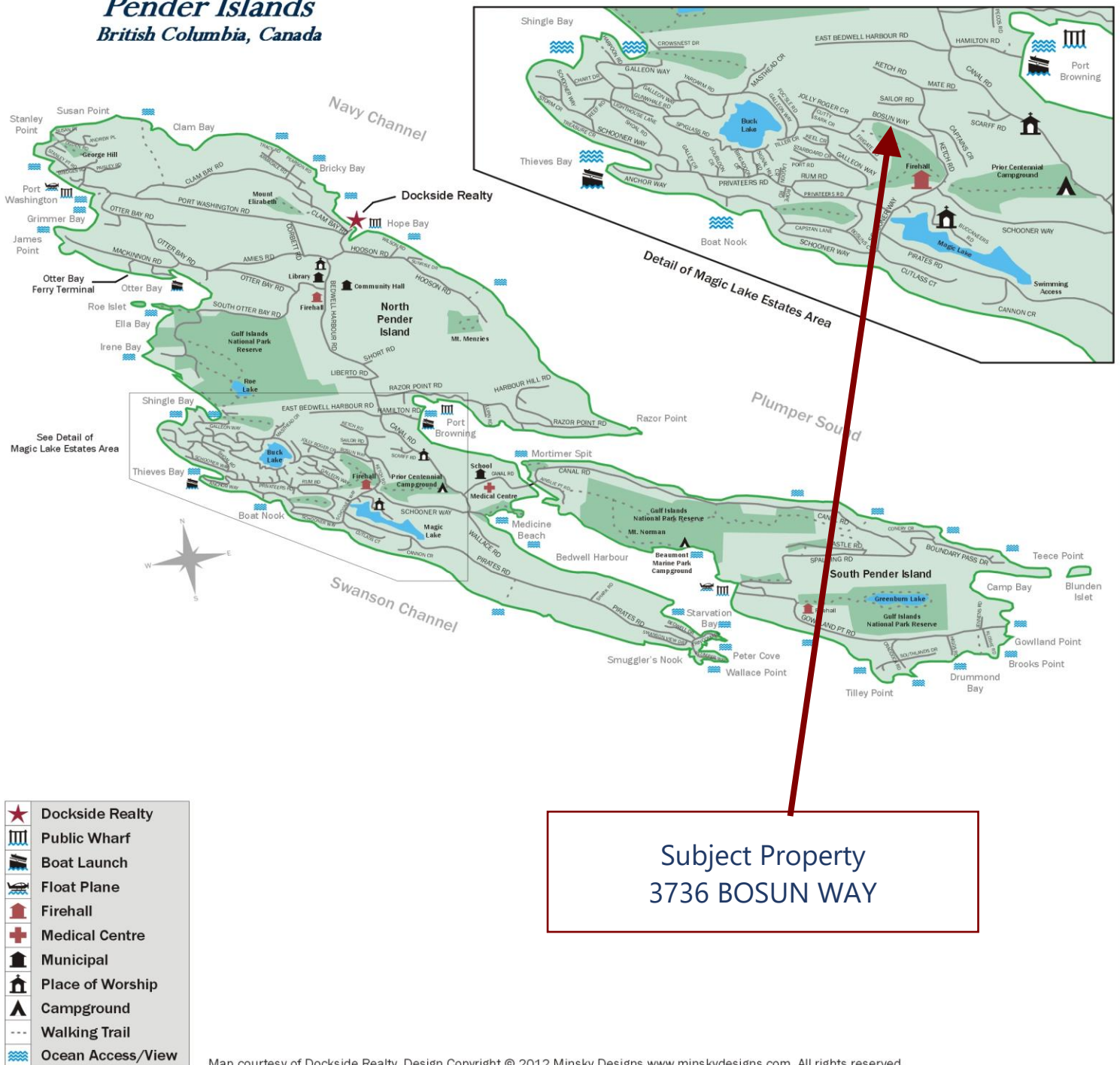


# PLOT PLAN & AERIAL VIEW



# PENDER ISLAND MAP

## *Pender Islands* British Columbia, Canada



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