2615-2611 Willow Grouse Cres, Nanaimo

British Columbia, V9T3T5

769,900

For Sale / #1049085

Bedroom(s): 4

Bathroom(s): 2

Lot Dimensions: 12000 sqft

Description

TWO HOMES, ONE PROPERTY & SO MANY POSSIBILITIES! A rare opportunity in NanaimoÃ¢??s convenient Diver Lake area, this legal side-by-side duplex offers the independence of two separate homes combined with the flexibility of one generous property. An excellent option for investors, multi-generational families or buyers wanting to live in one side while rental income from the other helps offset the mortgage. Each unit offers 2 bedrooms and 1 bathroom, with its own driveway, carport and private outdoor space. Inside, comfortable living and dining areas connect to the kitchen, with laundry and storage, a 4-piece bathroom and patio doors providing easy access to the yard. Unit 2615 offers additional flex/storage space and use of the detached workshop at the rear of the propertyÃ¢??an excellent bonus for hobbies, projects, vehicles or additional storage. Its expansive, almost completely fenced rear yard provides plenty of room for gardening, pets and outdoor living, while the generous driveway offers potential space for an RV and/or boat. The other side enjoys mature hedging that provides excellent privacy from the street, along with its own carport and room to create an inviting private outdoor retreat. Set on a large lot, the property feels surprisingly private and tucked away while remaining close to shopping, restaurants, the hospital, ferry, downtown and everyday amenities. Live in one and rent the other. Rent both as an investment. Keep family close while maintaining separate households. Or simply choose your side and enjoy the extra space and possibilities this unique property provides. Measurements are approximate and should be verified if important. (id:6772)

Features

Area	Nanaimo	**Lot Dimensions**	12000 sqft
Province	British Columbia	**Heating**	Electric
Country	Canada	**Acreage**	false
Ownership Type	Freehold	**A/C**	None
Property Type	Single Family	**Total Parking**	4
Building Type	Duplex	**Parking**	Carport
Year Built	1982		

Room Details

Main level	Primary Bedroom	13'11 x 11'11
Main level	Storage	6'8 x 5'1
Main level	Bathroom	4-Piece
Main level	Bedroom	10'6 x 10'4

Main level	Laundry room	5'9 x 5'5
Main level	Storage	10'9 x 7'7
Main level	Kitchen	9'7 x 7'7
Main level	Dining room	9'7 x 7'7
Main level	Living room	19'7 x 12'2
Other	Workshop	Measurements not available x 15 ft
Other	Storage	6'8 x 5'1
Other	Bathroom	4-Piece
Other	Bedroom	10'6 x 10'4
Other	Primary Bedroom	13'11 x 11'11
Other	Laundry room	5'9 x 5'5
Other	Kitchen	9'7 x 7'7
Other	Dining room	9'7 x 7'7
Other	Living room	19'7 x 12'2