

\$809,900 - 3046 Abbott Pl, Chemainus

MLS® #1002173

\$809,900

3 Bedroom, 2.00 Bathroom, 1,401 sqft

Residential on 0.12 Acres

N/A, Chemainus, BC

3046 Abbot Place is a well designed & laid out 3 bed, 2 bath 1401sq.ft. rancher on a large 0.12acre lot with ample parking & a peaceful backyard with patio. Welcome to the newest premier subdivision in beautiful Chemainus, where charm meets convenience. Perfectly located near the picturesque downtown core, endless walking trails, Mt. Brenton Golf Course, easy highway access & more. Offering you an ideal lifestyle opportunity in a peaceful & accessible location. Built by Chris Clement - a highly reputable & experienced local builder, each home is crafted with the finest attention to detail by skilled tradespeople from the Cowichan Valley, ensuring a beautiful home with long lasting quality. Each home offers fenced in yards, inviting 9ft ceilings on the main floor, gas furnace with heat pump, cozy gas fireplace, premium flooring options such, attached garages with EV rough-in, new home warranty, not strata & more. PTT exempt if buyer qualifies. Fencing and Landscaping included.

Built in 2025

Essential Information

MLS® #	1002173
Price	\$809,900
Bedrooms	3
Bathrooms	2.00
Square Footage	1,401



Acres	0.12
Year Built	2025
Type	Residential
Sub-Type	Single Family Detached
Status	Active
View	Mountain(s)

Community Information

Address	3046 Abbott Pl
Area	Du Chemainus
Subdivision	N/A
City	Chemainus
County	North Cowichan, Municipality of
Province	BC
Postal Code	V9L 3X1

Amenities

Utilities	Cable To Lot, Compost, Electricity To Lot, Garbage, Natural Gas To Lot, Phone To Lot, Recycling, Underground Utilities
Parking Spaces	2
Parking	Attached, Driveway, EV Charger: Dedicated - Roughed In, Garage, Open
# of Garages	1
# of Kitchens	1
View	Mountain(s)

Interior

Interior Features	Dining/Living Combo
Heating	Forced Air, Heat Pump, Natural Gas
Cooling	Air Conditioning, Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room

Exterior

Exterior Features	Balcony/Patio, Fenced
Windows	Insulated Windows, Screens, Vinyl Frames
Roof	Fibreglass Shingle
Construction	Cement Fibre, Frame Wood, Insulation All, Insulation: Ceiling, Insulation:

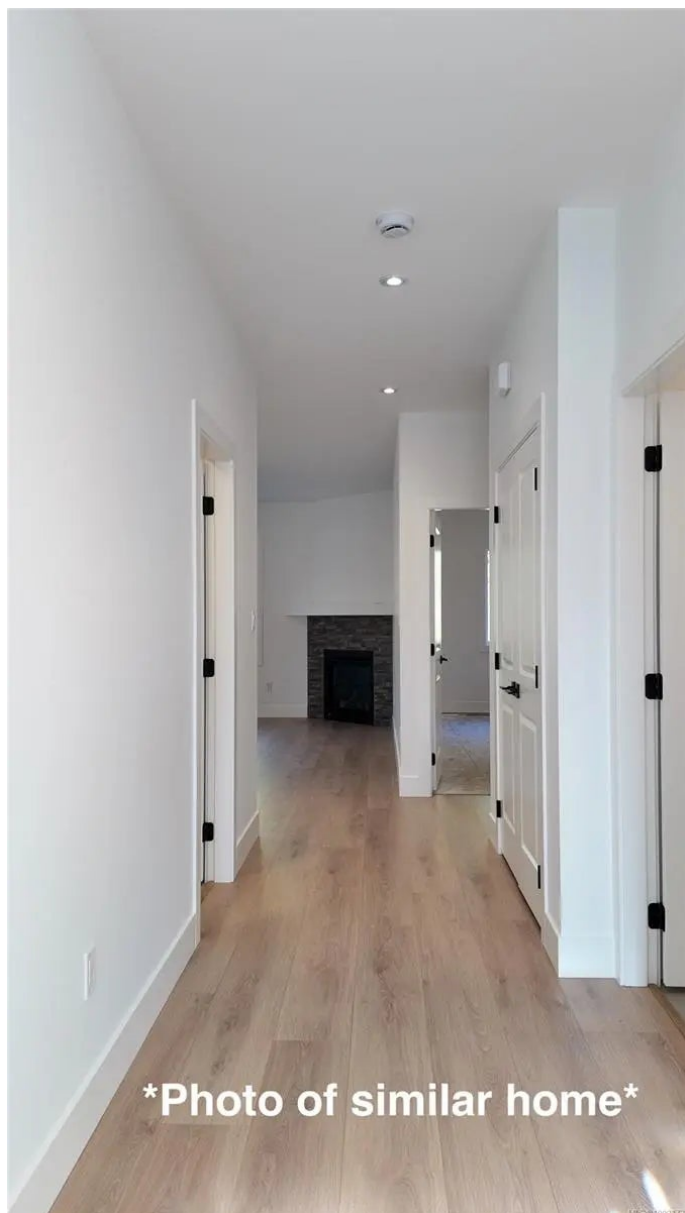
	Walls
Foundation	Poured Concrete

Additional Information

Date Listed	June 9th, 2025
Days on Market	124
Office	eXp Realty (DU)
Zoning	CD4

Listing Details

Listing Office	eXp Realty (DU)
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