

\$2,799,900 - 950 Bruce Ave, Nanaimo

MLS® #1009442

\$2,799,900

5 Bedroom, 2.00 Bathroom, 1,485 sqft

Residential on 1.96 Acres

N/A, Nanaimo, BC

This prime 2-acre development site in South Nanaimo presents an outstanding opportunity. Currently zoned R1 but the City has indicated theyâ€™d support multifamily rezoning. The property is easily accessible with dual road access, full services and easy level building sites enhancing its appeal for potential developers and investors. At the forefront of this property is a charming classic Heritage home, which has been thoughtfully updated to complement the new subdivision plans. As one of the last remaining development parcels available in the area, it offers significant potential for growth and housing. Additionally, the property features a detached garage along with a small carriage house or studio, providing extra space for either storage or creative endeavors. The property also backs onto a new subdivision and park designated for potential farming opportunities as well. Situated within walking distance to shopping, schools, and local amenities.



Built in 1920

Essential Information

MLS® #	1009442
Price	\$2,799,900
Bedrooms	5

Bathrooms	2.00
Square Footage	1,485
Acres	1.96
Year Built	1920
Type	Residential
Sub-Type	Single Family Detached
Style	Character
Status	Active

Community Information

Address	950 Bruce Ave
Area	Na South Nanaimo
Subdivision	N/A
City	Nanaimo
County	Nanaimo, City of
Province	BC
Postal Code	V9R 4A3

Amenities

Parking Spaces	6
Parking	Detached, Garage Double
# of Garages	2
# of Kitchens	2

Interior

Heating	Heat Pump
Cooling	Air Conditioning

Exterior

Exterior Features	Fencing: Partial, Garden
Roof	Fibreglass Shingle
Construction	Frame Wood
Foundation	Poured Concrete

Additional Information

Date Listed	August 5th, 2025
Days on Market	78
Office	Royal LePage Nanaimo Realty (NanIsHwyN)
Zoning	R1

Listing Details

Listing Office Royal LePage Nanaimo Realty (NanIsHwyN)

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