

\$615,000 - 721 Church St, Gabriola Island

MLS® #1011976

\$615,000

Bedroom, Bathroom, 2,924 sqft
Commercial Sale on 1.24 Acres

N/A, Gabriola Island, BC

Institutional investment opportunity for Gabriola Island Ambulance Station. With a 5 year lease in place and 5 renewal, this is a stable, long term holding property. Located in an area of other provincial and local government facilities including the local firehall and Islands Trust North office, other surrounding improvements include an elementary school and Gabriola Medical Clinic. The property is approximately 53,280 sf (1.22 acres) and is zoned Institutional. The building is approximately 2924 sf, all at grade level, and includes living quarters for First Responders (kitchen, 2 bedrooms, office, living room and 3 piece bathroom). The balance of the building includes a truck bay (29'x20') with 11,9" ceiling height, storage, 2nd kitchen and dining area, plus 2nd living room/lounge area. Lease is available to review with NDA. All measurements are approximate and should be verified if important.

Essential Information

MLS® #	1011976
Price	\$615,000
Square Footage	2,924
Acres	1.24
Type	Commercial Sale
Sub-Type	Other
Status	Active



Community Information

Address	721 Church St
Area	Isl Gabriola Island
Subdivision	N/A
City	Gabriola Island
County	Nanaimo Regional District
Province	BC
Postal Code	V0R 1X3

Interior

Heating	Forced Air
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Exterior

Exterior Features	Security System
Construction	Frame Wood
Foundation	Poured Concrete, Slab

Additional Information

Date Listed	August 29th, 2025
Days on Market	60
Office	REMAX Professionals
Zoning	IN3

Listing Details

Listing Office	REMAX Professionals
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