

\$324,900 - 3895 11th Ave, Port Alberni

MLS® #1016085

\$324,900

4 Bedroom, 2.00 Bathroom, 1,475 sqft

Residential on 0.20 Acres

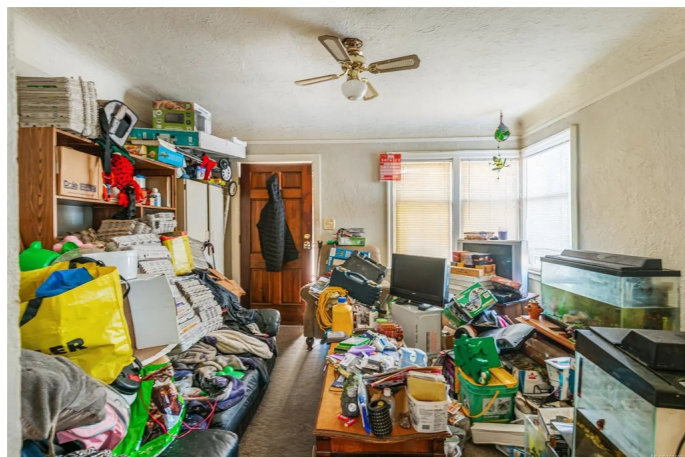
N/A, Port Alberni, BC

This full duplex is centrally located and set on an 8,800 sqft corner lot. Cove ceilings and curved archways hint at its character-filled past, while the layout offers flexible living across two levels. The main floor of each unit features a bright living room, inviting kitchen, full bath, and bedroom overlooking the private yard. Upstairs, a second bedroom and den provide space for work, guests, or creativity. Outside, the backyard is a quiet escape - ideal for morning coffee, garden projects, or evenings by the fire. With two detached garages and separate driveways, there's plenty of room for storage, hobbies, or multi-vehicle living. Just minutes from the Echo Centre, North Island College, ADSS, the Multiplex, stadium, shops, and restaurants. Whether you're an investor, multi-generational household, or simply looking for a central property with options, this duplex delivers. Reach out any time to arrange your private viewing.

Built in 1946

Essential Information

| | |
|----------------|-----------|
| MLS® # | 1016085 |
| Price | \$324,900 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Square Footage | 1,475 |
| Acres | 0.20 |



| | |
|------------|-------------|
| Year Built | 1946 |
| Type | Residential |
| Sub-Type | Full Duplex |
| Status | Active |
| View | Mountain(s) |

Community Information

| | |
|-------------|-----------------------|
| Address | 3895 11th Ave |
| Area | PA Port Alberni |
| Subdivision | N/A |
| City | Port Alberni |
| County | Port Alberni, City of |
| Province | BC |
| Postal Code | V9Y 4Z2 |

Amenities

| | |
|----------------|---|
| Utilities | Cable To Lot, Compost, Garbage, Recycling |
| Parking Spaces | 4 |
| Parking | Driveway, Garage |
| # of Garages | 1 |
| # of Kitchens | 2 |
| View | Mountain(s) |

Interior

| | |
|---------|---------------------|
| Heating | Baseboard, Electric |
| Cooling | None |

Exterior

| | |
|-------------------|------------------------|
| Exterior Features | Balcony/Deck |
| Windows | Wood Frames |
| Roof | Fibreglass Shingle |
| Construction | Frame Wood, Stucco |
| Foundation | Block, Poured Concrete |

Additional Information

| | |
|----------------|--|
| Date Listed | October 7th, 2025 |
| Days on Market | 7 |
| Office | Royal LePage Pacific Rim Realty - The Fenton Group |
| Zoning | R |

Listing Details

Listing Office Royal LePage Pacific Rim Realty - The Fenton Group

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