

\$1,199,000 - 79 Brown Rd, Thetis Island

MLS® #995478

\$1,199,000

3 Bedroom, 3.00 Bathroom, 2,030 sqft

Residential on 5.63 Acres

N/A, Thetis Island, BC

5.63 acres of low bank, walk on waterfront, located on "The Cut" between Thetis Island and Penelakut Islands. This picturesque waterway provides great southerly facing views in both directions. Islands Trust says potentially subdividable into 2 waterfront lots but Buyers would need to do their own due diligence with all agencies to confirm. Just mins from the marinas, beaches, walking trails, ferry terminal, and school & community center, this property is ideally located. Older home built in 1949 has 3bdrs 2.5 baths is in need of some repairs but would make an ideal cottage or temporary home while you build. The property is level, has a double garage, mature gardens, a good drilled well at 8 gpm, septic has had some recent upgrades. Currently \$ 135,000 below BC Assessed value. No Speculation or Vacancy Tax here.

Built in 1949

Essential Information

MLS® #	995478
Price	\$1,199,000
Bedrooms	3
Bathrooms	3.00
Square Footage	2,030
Acres	5.63
Year Built	1949
Type	Residential



Sub-Type	Single Family Detached
Status	Active
View	Mountain(s), Ocean

Community Information

Address	79 Brown Rd
Area	Isl Thetis Island
Subdivision	N/A
City	Thetis Island
County	Islands Trust
Province	BC
Postal Code	V0R 2Y0

Amenities

Utilities	Cable To Lot, Electricity To Lot, Phone To Lot
Parking Spaces	8
Parking	Driveway, Garage Double, RV Access/Parking
# of Garages	2
# of Kitchens	1
View	Mountain(s), Ocean
Is Waterfront	Yes
Waterfront	Ocean

Interior

Heating	Baseboard, Electric
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Living Room, Propane, Wood Stove

Exterior

Exterior Features	Garden, Water Feature
Roof	Asphalt Shingle
Construction	Concrete, Frame Wood, Glass, Insulation: Ceiling
Foundation	Pillar/Post/Pier, Poured Concrete, Other

Additional Information

Date Listed	April 23rd, 2025
Days on Market	175

Office	Sutton Group-West Coast Realty (Dunc)
Zoning	R1

Listing Details

Listing Office	Sutton Group-West Coast Realty (Dunc)
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