

\$469,000 - Lot 10 Ingersoll, Quatsino

MLS® #983018

\$469,000

3 Bedroom, 0.00 Bathroom, 840 sqft
Single Family on 3 Acres

Port Hardy, Quatsino, British Columbia

A beautiful acreage providing a welcome retreat from urban life! Part of a development of 15 properties known as Ingersoll, in Quatsino Sound. This property offers approx 200ft of very user-friendly low bank oceanfront providing views across Quatsino Sound and walk-on access to the rocky beach that runs the length of the development. A dry sleeping cabin sits near the oceanfront, providing 840sqft of bright living space with 3 bedrooms and a central living room. Both the drywall and the roof were professionally installed, and the cabin is insulated. There are outlets for power and overhead lights in the living spaces, however the owners never installed a comprehensive power system. There is no water or septic and no cooking or bathroom facilities. However, with consultation with BC Housing this could possibly be added. In addition to the cabin there are two small sheds providing additional storage space and a covered wood storage space. There is an easement to a shared well on Lot 12 as a domestic water source. Licensed moorage facilities for the benefit of all property owners are included in this offering. This moorage installation is industrial grade and will have substantial longevity, and the entire marina is protected by a substantial breakwater which has recently been serviced and upgraded with steel flotation tanks. At the head of the dock there is a 66ft wide dedicated road right-of-way that will provide for easy access and parking. A common road provides access to the



driveway and the internal road system, with another common road along the top of the property. The location provides access to a number of substantial inlets and miles of shoreline to explore. This boat access development also enjoys the benefit of limited Forest Service Road access from the village of Port Alice, near the head of Neroutsos Inlet.

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Built in 2023

Essential Information

Listing #	983018
Price	\$469,000
Bedrooms	3
Bathrooms	0.00
Square Footage	840
Acres	2.59
Year Built	2023
Type	Single Family
Sub-Type	House
Style	Westcoast

Community Information

Address	Lot 10 Ingersoll
Subdivision	Port Hardy
City	Quatsino
Province	British Columbia
Postal Code	V0N2V0

Amenities

Features	Acreage, Other, Marine Oriented, Moorage
Parking Spaces	4
View	Mountain view, Ocean view
Is Waterfront	Yes
Waterfront	Waterfront on ocean

Interior

Heating	Wood
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Cooling	None
Fireplace	Yes
# of Fireplaces	1

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	Royal LePage Advance Realty
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