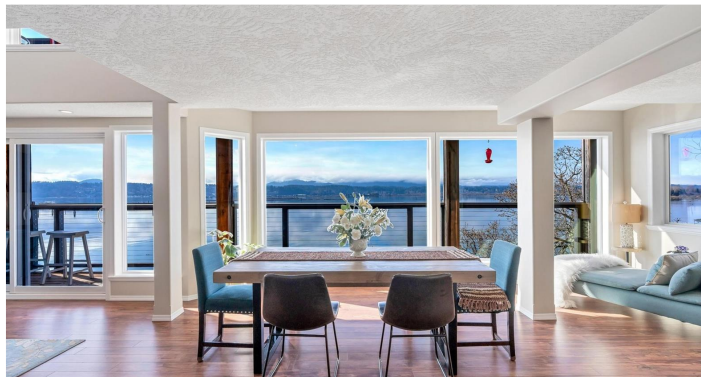




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**Ocean front second to none!**



**976 Khenipsen Rd**

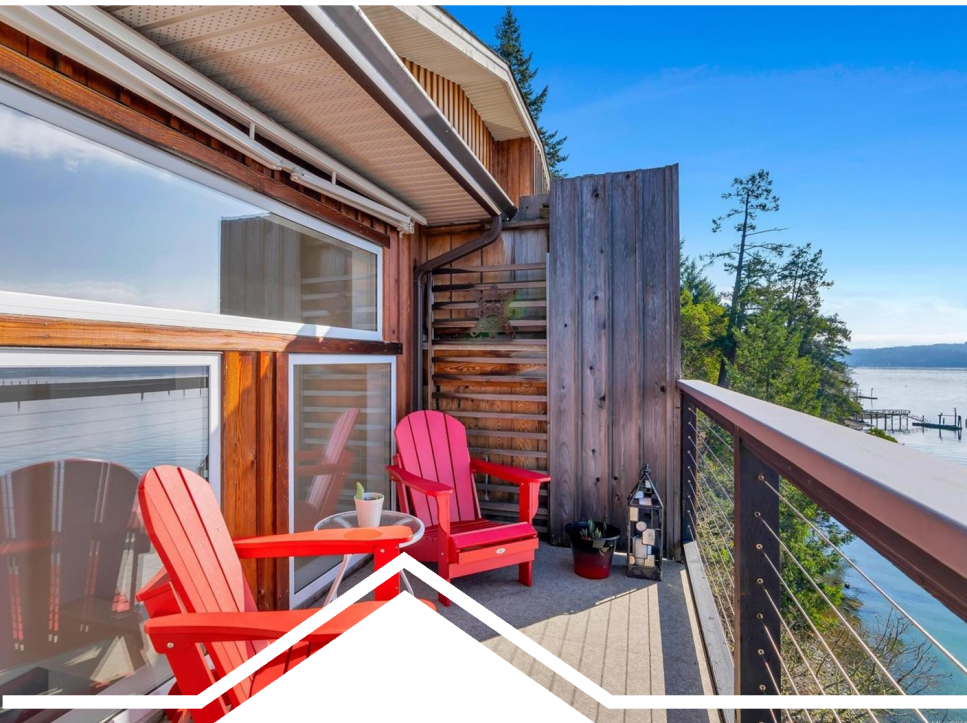
**\$849,000**

# Experience tranquility

Experience the serene charm of this exceptional oceanfront half-duplex, peacefully nestled where the Cowichan and Koksilah rivers converge. Offering approximately 50 feet of oceanfront bliss, this property is a haven for nature lovers, providing a front-row seat to observe playful seals, migratory birds, majestic eagles, and graceful herons. Enjoy the calming ocean views from almost every room, setting a tranquil backdrop for daily living. Relax on the multiple south-facing decks, basking in the sunlight and taking in the stunning ocean vista. The primary bedroom offers a soothing retreat with its spa-like ensuite bath featuring heated flooring and incredible views. Discover the unique upper-level office open to the living room below, providing a seamless blend of work and relaxation. Step out onto the lovely deck with a retractable awning, boasting 180-degree views of the bay, for moments of inspiration and rejuvenation.

# FEATURES

<b>Area</b>	<b>Cowichan Bay</b>
<b>Bedrooms</b>	<b>2 possible 3</b>
<b>Bathrooms</b>	<b>3</b>
<b>Lot Size</b>	<b>4340</b>
<b>Floor Space</b>	<b>1901</b>
<b>Age</b>	<b>2012</b>
<b>Taxes</b>	<b>2615</b>
<b>Tax Year</b>	<b>2021</b>
<b>MLS#</b>	<b>966870</b>



## Jason Finlayson

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