



*find your way*

# CHRISTOPH

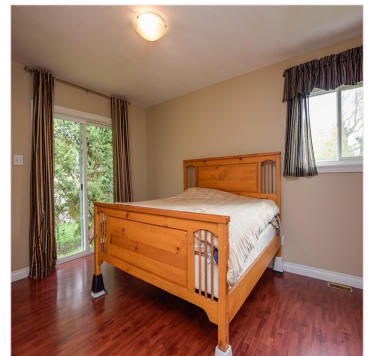
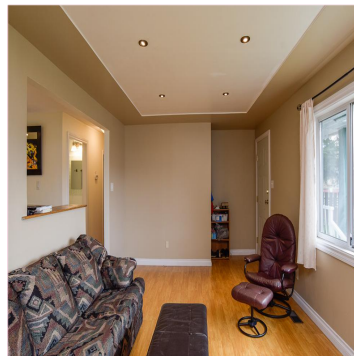
REAL ESTATE GROUP

*1241 21st Street*

\$389,900



BEDROOMS:3    BATH:2    SQUARE FOOTAGE:1245    LOT ACRES:.174    LOCATION:Courtenay



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**RE/MAX**

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FLOORPLANS AND MORE INFORMATION ON REVERSE SIDE. →

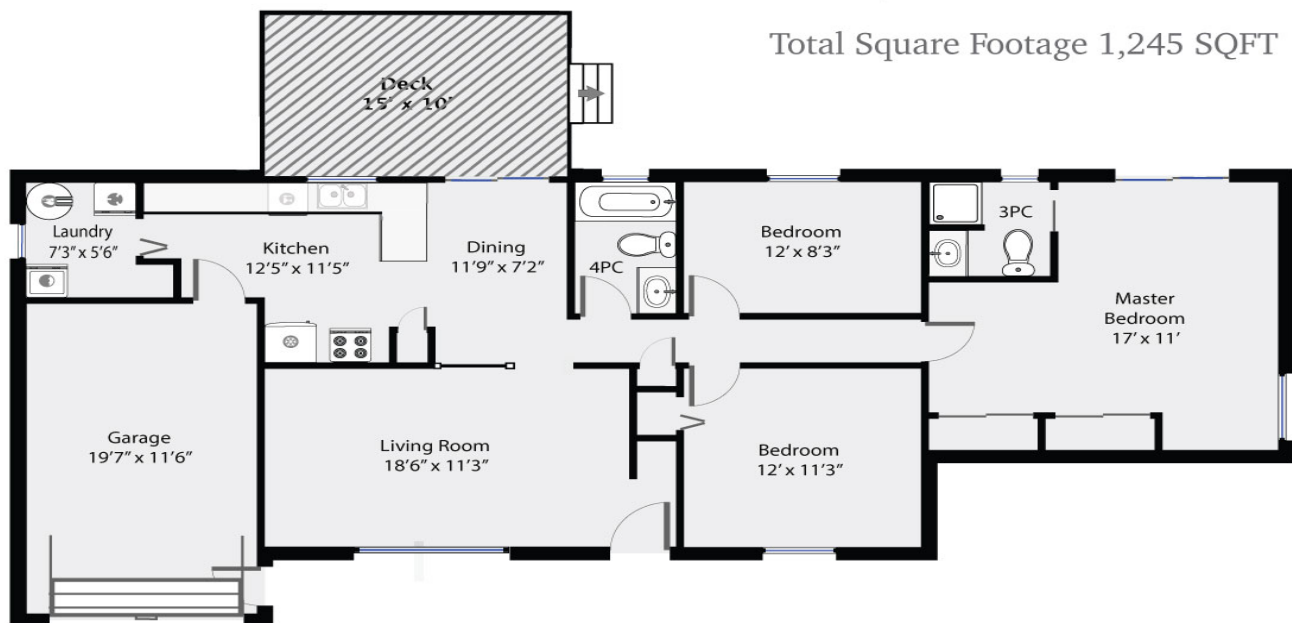


## About 1241 21st Street

Cute 3 bedroom, 2 bath rancher sitting on a spacious .17 acre lot. Covered entry leading to spacious living room with adjoining dining/kitchen with laundry/storage. Slider door access to private wood deck. Master features double closets, private 3pc ensuite, exterior access and views across the yard. Walking distance to Tin Town shops, Driftwood Mall, woods, trails & a number of parks/playgrounds. Single car garage with street & extra side gravel parking. Perks of an older property with towering trees & established landscaping. You'll be impressed by the huge sunny fenced side yard with plenty of room to roam & garden. Some previous updates include paint, lighting, laminate flooring, vinyl windows, hot water tank, deck & roof. Natural gas BBQ & furnace, hot tub pad w/wiring. Extra storage in detached shed. Amazing starter home or investment property with quick commute to North Island College, downtown shopping, Mount Washington ski resort and 15 min drive to YQQ & CFB Comox.

## 1241 21st Street

Total Square Footage 1,245 SQFT



All measurements to be verified by purchaser if important. Measurements on plans are intended for visual reference only and should be verified if important. All Area square footage totals are inclusive of exterior walls. All interior dimensions are from interior walls.

MEASUREMENTS ARE APPROXIMATE AND TO BE VERIFIED IF IMPORTANT