

# Good Starter!



2603 Gunwhale Rd



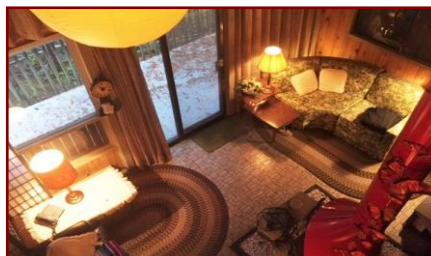
Good starter or vacation cottage on a level, 0.40-acre lot with plenty of privacy. There is one Bedroom on the main level and a second in the loft, and even a sauna! There is approximately 500-sqft lower level (21x21) with approximately 12x12-sqft (144) in the Loft (Total approx. 644-sqft) Needs some upgrading but has been well maintained since 1972. Current Owners have enjoyed many weekends here since then. Needs septic tank and field, but water and hydro are already in cottage. A great opportunity for someone looking to get into the market at an affordable price range. Seller will leave all contents and furniture, including fridge and stove.



# Property Details



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**Lot Acres:** 0.40

**Water:** Municiple

**Waste:** NONE  
Septic Field  
Required

**Perc Test:** No

**Services:** At lot line

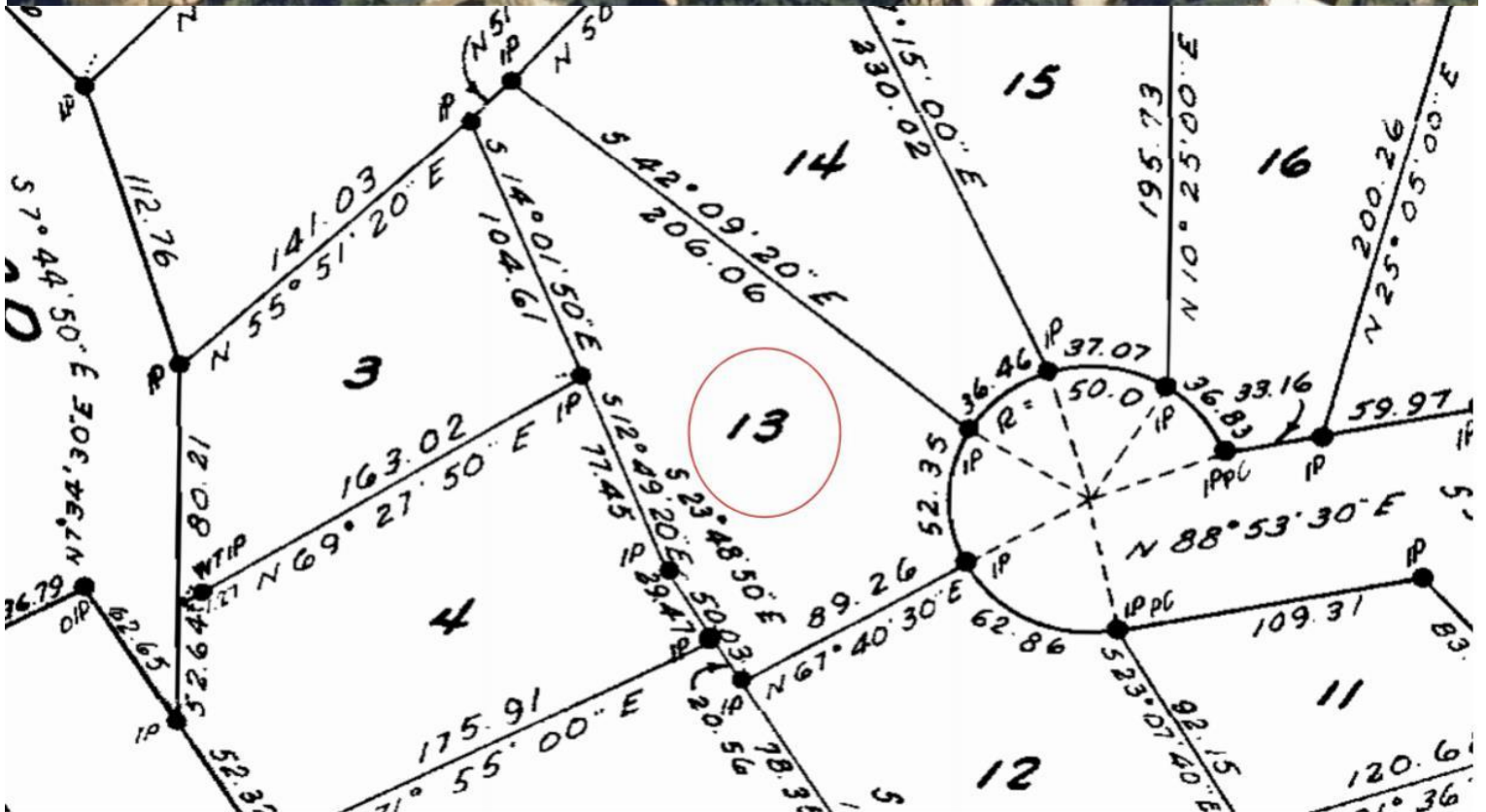
**Driveway:** None

**Bldg Scheme:** No

**Lot Features:**

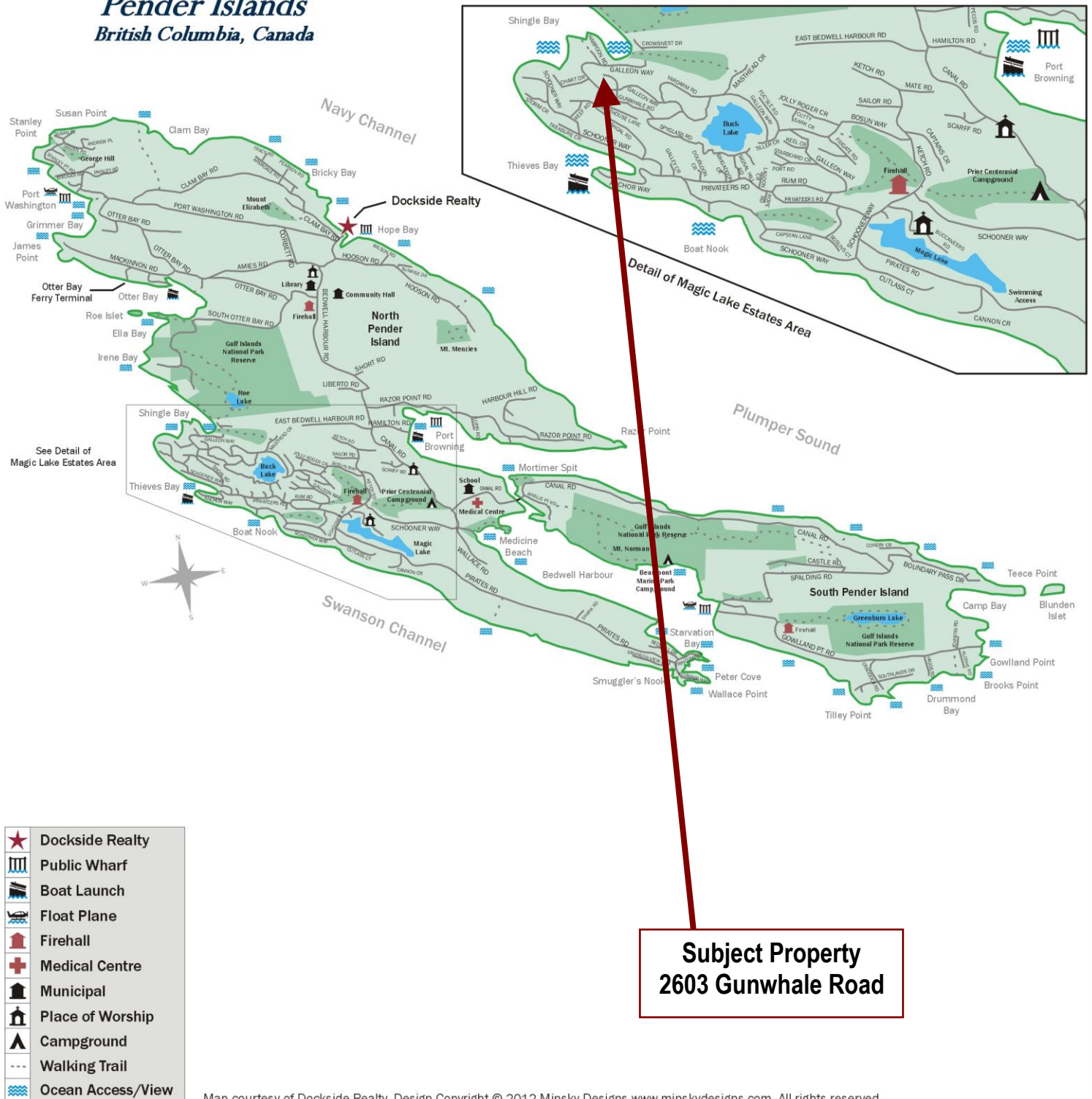
- Level lot
- Privacy

# Plot Plan and Aerial View



# Pender Islands Map

## Pender Islands British Columbia, Canada



***DISCLAIMER:*** While every effort is made to provide reliable information, Dockside Realty Ltd. makes no representations or warranties as to the accuracy of this brochure.  
All measurements are approximate and the buyer is responsible for verifying all data provided.



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