

**Behroyan & Associates Real Estate  
Services Ltd.**

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**1495 Clyde Avenue  
West Vancouver, BC  
V7T 1E9**

**5768 Cowrie Street, Sunshine Coast , BC, V0N 3A0, Canada**

**MLS®# R2781848**



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<b>Property Value</b>	\$1,050,000
<b>Type</b>	House/Single Family
<b>Parking</b>	Open
<b>Year Built</b>	1948
<b>Taxes</b>	8162.52
<b>Living Area</b>	2,160 sq.ft.
<b>Lot Size Area</b>	7,564 sq.ft.
<b>Bedroom</b>	1
<b>Bathrooms</b>	1 full & 1 half

### Description

Discover a Prime Investment Opportunity with Development Potential! This remarkable property presents endless possibilities for savvy investors. Strategically located in the heart of downtown Sechelt, right across from Trail Bay Mall and surrounded by a vibrant array of restaurants, coffee shops, and specialty stores, it promises to attract a steady stream of foot traffic. Enjoy easy access to recreation, entertainment, the library, and more, all conveniently nearby. With just 2 blocks to the beach and parks, and all amenities of downtown Sechelt within walking distance, it's an ideal location for any venture. Whether you're envisioning a commercial development or a residential project, this property offers abundant opportunities to make your vision a reality.