

# \$1,140,000 - 2530 Spring Beach Dr, Gabriola Island

MLS® #1015123

**\$1,140,000**

4 Bedroom, 4.00 Bathroom, 2,470 sqft

Single Family on 0.63 Acres

Gabriola Island, Gabriola Island, British Columbia

NEAR OCEANFRONT! South-facing. Soaked in sun with vaulted cedar ceilings and B&B potential. This Gabriola Island property captures the essence of coastal living, combining location, lifestyle, and flexibility in one unique retreat. Steps from public beach access, this 0.63-acre property features 4 bedrooms, 3.5 bathrooms, and approx. 2,470 sq ft of West Coast charm. Inside, soaring 11' cedar VAULTED ceilings and multiple skylights flood the living areas with natural light. And 2 cozy wood burning fireplaces. The split-level design offers privacy and versatility: a primary with private 2-piece ensuite and cheater door to the main 4-piece bath, plus two additional full baths on the lower level. Whether hosting extended family, running a B&B, or enjoying peaceful privacy, the layout adapts easily. The outdoor features are equally impressive — multiple decks and patios, a heated attached 442sqft workshop with 11' ceilings, and an attached garage with covered entry. The modern 4-stage tertiary septic system ensures sustainable, eco-friendly living with near-drinking-water filtration standards. Also a new Well Pump 2021 with water filtration & UV. And the location? Unbeatable. Minutes to Silva Bay Marina where you can moor your boat, enjoy waterside dining, or hop a floatplane for direct service to Vancouver. Gabriola's™ vibe is alive here — a close-knit island community with artisan shops, local restaurants, farmer's™ markets, and



endless trails. It's where coastal beauty meets a vibrant lifestyle. This property isn't just a home – it's a chance to live the Gabriola dream with sunshine, sustainability, and income potential all in one. Presented by Brenda Limming | REAL Broker | Oceanside Home Sales – offering Flat Fee Real Estate solutions that protect your equity. (id:6289)

Built in 1978

Essential Information

Listing #	1015123
Price	\$1,140,000
Bedrooms	4
Bathrooms	4.00
Square Footage	2,470
Acres	0.63
Year Built	1978
Type	Single Family
Sub-Type	Freehold

Community Information

Address	2530 Spring Beach Dr
Subdivision	Gabriola Island
City	Gabriola Island
Province	British Columbia
Postal Code	V0R1X7

Amenities

Features	Acreage, Hillside, Southern exposure, Wooded area, See remarks, Other, Marine Oriented
Parking Spaces	4
View	Mountain view, Ocean view

Interior

Appliances	Refrigerator, Stove, Washer, Dryer
Heating	Electric Baseboard heaters
Cooling	None
Fireplace	Yes

# of Fireplaces      2

### **Additional Information**

Zoning                  Residential

### **Listing Details**

Listing Office          Real Broker



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