

\$1,487,777 - 304 Bessborough Ave, View Royal

MLS® #1015591

\$1,487,777

2 Bedroom, 2.00 Bathroom, 2,423 sqft

Single Family on 0.34 Acres

View Royal, View Royal, British Columbia

Your waterfront vision begins here! A rare chance to build or develop up to 4 units under SSMUH guidelines in the heart of scenic View Royal. This 14,850 sq ft southeast-facing lot in tranquil Limekiln Cove offers unmatched ocean views of the Olympic Mountains and Fisgard Lighthouse. Imagine launching your kayak just steps from your future private dock (to be built), or enjoying sunrise coffees as the water sparkles below. Set on a quiet, tree-lined street, this prime location is minutes to downtown Victoria, Vic General Hospital, Eagle Creek Village, schools, and the Galloping Goose Trail. Recent site remediation is already complete—just bring your plans. Whether you're dreaming of a stunning custom oceanfront home or a smart multi-unit development, this property offers endless potential in one of Greater Victoria's most desirable coastal enclaves. Don't miss this rare opportunity to create something extraordinary on the water—opportunities like this don't come twice. (id:6289)

Built in 1940

Essential Information

| | |
|----------------|-------------|
| Listing # | 1015591 |
| Price | \$1,487,777 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Square Footage | 2,423 |



| | |
|------------|---------------|
| Acres | 0.34 |
| Year Built | 1940 |
| Type | Single Family |
| Sub-Type | Freehold |

Community Information

| | |
|-------------|---------------------|
| Address | 304 Bessborough Ave |
| Subdivision | View Royal |
| City | View Royal |
| Province | British Columbia |
| Postal Code | V9B1T7 |

Amenities

| | |
|----------------|--|
| Features | Central location, Cul-de-sac, Southern exposure, Other |
| Parking Spaces | 6 |
| View | Mountain view, Ocean view |
| Is Waterfront | Yes |
| Waterfront | Waterfront on ocean |

Interior

| | |
|-----------------|-----------------------|
| Heating | Forced air, Hot Water |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |

Additional Information

| | |
|--------|-------------|
| Zoning | Residential |
|--------|-------------|

Listing Details

| | |
|----------------|------------------|
| Listing Office | Macdonald Realty |
|----------------|------------------|



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