

	<b>2566 Cosgrove Cres</b>		<b>MLS® 385744</b>	
	Zone	<b>Zone 4- Nanaimo</b>	Listing Status	<b>Active</b>
Sub Area	<b>Z4 Departure Bay</b>	Title	<b>Freehold</b>	
City	<b>Nanaimo</b>	Possession		
Sub/Complex	<b>Lynburn</b>	Current Price	<b>\$379,900</b>	
Property Type	<b>Single Family</b>	Sale Price		
Style	<b>Split Entry</b>	Date Sold		
Taxes	<b>\$3,205 2014</b>			
PID#	<b>003920101</b>			
Age	<b>42</b>			
Year Built	<b>1973</b>			
Postal Code	<b>V9S 3P3</b>			
Zoning	<b>Single Family R1</b>			
Zoning Jurisdiction	<b>Nanaimo, City of</b>			
<a href="#">MORE PHOTOS</a> <a href="#">VIEW MAP</a>				

Interior		Style		Features	
Bedrooms	<b>3</b>	Exterior Finish	<b>Aluminum</b>	Insulation	<b>Walls:Yes Ceil:Yes</b>
Bathrooms	<b>2</b>	Roof	<b>Asphalt Shingle</b>	Fuel	<b>Natural Gas</b>
Ensuite		Construction	<b>Frame</b>	Heating	<b>Heat Pump</b>
# Fireplaces	<b>2</b>	Foundation	<b>Yes</b>	Water	<b>Municipal</b>
Fireplace Type	<b>Natural Gas</b>	Flooring	<b>Ceramic Tile, Wood</b>	Sewer	<b>Connected</b>

Basement Type	<b>Full</b>	Bsmt Devel	
Chattels	<b>INCLUDED: FRIDGE, STOVE, DISHWASHER, WASHER, DRYER</b>		
Amenities	<b>Garden Area, Thermal Windows, Built In Vacuum, RV Parking, Kitchen Built-in(s), Fully Fenced</b>		

Complex Information			
Strata Fee	Units In Bldg	Stores	Laundry
Display Suite #	Units in Projects	Levels Per Unit	Air Cond.
Fee Incl		# Covered Parking Sp	<b>1</b>
Outdoor Area			
Access By	<b>Street</b>		
Shared Amenities			

# of Rooms 10 (Total Sqft.: 1,895)					Floor Area (sqft)			
<b>Levels</b>	<b>Down</b>	<b>Main</b>	<b>Up</b>	<b>Other</b>	Finished	<b>1,895</b>	Unfinished	
Bathroom	<b>3PC</b>	<b>4PC</b>			Downstairs	<b>775</b>	Main Level	<b>1,120</b>
Kitchen		<b>10'4X11'4</b>			Upper Level		Other	
Master Bedroom		<b>11'10X10'11</b>			<b>Exterior Features</b>			
Living Room		<b>15'9X13'2</b>			Width (Ft)		Lot Area (Acres)	<b>0.21</b>
Dining Room		<b>11'9X10'4</b>			Depth (Ft)		Lot Area (Sqft)	<b>9,148</b>
Family Room	<b>15'2X10'10</b>				Lot Shape			
Family Room	<b>10X9'8</b>				Parking Type	<b>Garage - Single</b>		
Bedroom		<b>10'8X8'7</b>			Site Influences	<b>Can Be Rented, Central location, Easy Access, Golf Course Nearby, Highway Access, Hillside, View - Ocean, Shopping Nearby, Recreation Nearby, Quiet Area, Landscaped, Hydro to Lot, Road - Paved, Phone to Lot, Marina Nearby, Pets Allowed, Natural Gas to Lot</b>		
Bedroom		<b>10'9X8'7</b>			Chattels	<b>INCLUDED: FRIDGE, STOVE, DISHWASHER, WASHER, DRYER</b>		
Laundry/Uti	<b>11'7X8'9</b>				Elementary	<b>CILAIRE / DEPARTURE BAY</b>		
Entrance		<b>9'2X6'10</b>			Middle			
					Secondary	<b>WOODLANDS</b>		

Listed By	<b>RE/MAX Of Nanaimo</b>	Tax Roll Number	
Legal Description	<b>LOT 12 PLAN 18290 SEC 20 RGE 8 MOUNTAIN DISTRICT</b>		
Restrictions	<b>Restr. Covnts, Easemnt/R of Way</b>		
Mortgage Info	<b>No Fin. Encumbrances</b>		

**This 3 bedroom 2 bath ocean view home in Lynburn (Departure Bay) sits on a .21 Acre lot over looking the bay. Lots of updates; roof, new driveway, furnace, heat pump, Cherry kitchen cabinets, South American Granite, windows, appliances, hardwood floors. Room to park 2 RV's. Close to the Nanaimo Golf Club, shopping, schools and the Beach. Enjoy the ocean views and your garden on the updated deck. This one is a must see! It's renovated and ready for you to enjoy. All data and measurements are approximate Buyers should verify if important.**



This listing information is provided by  
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