

\$414,900 - 3931 9th Ave, Port Alberni

MLS® #1014506

\$414,900

3 Bedroom, 1.00 Bathroom, 1,980 sqft

Single Family on 0.13 Acres

Port Alberni, Port Alberni, British Columbia

Welcome to a timeless character home in the heart of the city - where charm, warmth, and everyday function come together beautifully. Step inside to find original fir floors, graceful archways, and cove ceilings that speak to thoughtful craftsmanship. The west-facing living room is a true highlight, where light pours in through a picture window and an all-brick fireplace anchors the space with a cozy, classic feel. The layout flows naturally from the living room to the kitchen and out to the backyard - ideal for everything from morning routines to weekend gatherings. The main level features a spacious primary bedroom with afternoon light, a second bedroom, and a full bath. Upstairs, a bright 275 sqft bonus room adds versatility; perfect as a creative space, reading nook, or guest retreat. Downstairs, there's more to discover: another bedroom, laundry area, ample storage, and a workshop for your hands-on projects. Outside, the backyard feels like a private retreat, framed by mature landscaping, plum trees, and a graceful Italian Dogwood. The brick-and-slate patio with a built-in BBQ is made for relaxed evenings and shared meals. With laneway access, a detached carport, and a fully fenced yard, youâ€™ve got space and flexibility to live the way you want. Youâ€™re surrounded by friendly neighbours and just minutes from schools, trails, shopping, and recreation - making this a home that connects lifestyle with location. Updates like vinyl windows, perimeter drains, and a



high-efficiency Trane gas furnace offer peace of mind for years to come. This is a home with presence and potential - ready to start its next chapter. Call to arrange a private viewing.
(id:6289)

Built in 1947

Essential Information

Listing #	1014506
Price	\$414,900
Bedrooms	3
Bathrooms	1.00
Square Footage	1,980
Acres	0.13
Year Built	1947
Type	Single Family
Sub-Type	Freehold

Community Information

Address	3931 9th Ave
Subdivision	Port Alberni
City	Port Alberni
Province	British Columbia
Postal Code	V9Y4V1

Amenities

Features	Central location, Level lot, Other, Marine Oriented
Parking Spaces	2
View	Mountain view

Interior

Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	2

Additional Information

Zoning	Residential
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Listing Details

Listing Office Royal LePage Pacific Rim Realty - The Fenton Group



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