

**DYKE ROAD, KITIMAT**  
± 27.58 ACRE PHASED DEVELOPMENT SITE

**FOR  
SALE**



**WILLIAM | WRIGHT**

Commercial Real Estate Services

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## Highlights



Gateway to/from continental North America



Community with projected economic growth



Major Production Centre



Asia Pacific location on the great-circle shipping route



Boasts a variety of development opportunities including 93 townhouses and 2 condo buildings

## Riverbrook Estates

William Wright Commercial is proud to present this 27.58 acre phased development site in the growing area of Kitimat BC. This site boasts a variety of development options including but not limited to 16 Family Homes, 93 Townhouses, 2 Condo Buildings (100+ units) and a Manufactured Home Site which allows 82 pads or micro lots.

Kitimat's housing inventory is on the trajectory for expansion due to the many projects in the region. Some include the Coastal GasLink pipeline project, current and future LNG projects, Rio Tinto Kemano Aluminum Project, and 3 others that are proposed to start in the Kitimat area. These projects will employ hundreds of residents that need housing and will provide tremendous growth to the locality.



# 27.58 ACRE DEVELOPMENT SITE IN THE GROWING KITIMAT COMMUNITY



## Details

**LOT SIZE**  
+/- 1,201,384 SQFT

**SIZE**  
+/- 27.58 AC

**ZONING**  
R1-B/R3-B and G5

**PID**  
006-652-701  
031-073-425

**PRICE**  
Contact listing agents

# A CONNECTED NEIGHBOURHOOD



## Development Potential

- 16 Single Family Homes
- 93 Townhomes
- 2 Condo Buildings with 100+ condo units
- Manufactured Home Site with up to 82 pads or micro lots



# SURROUNDED BY NORTH COAST MOUNTAINS

KITIMAT CITY HIGH SCHOOL

THE CHALET RESTAURANT

NO FRILLS

SUBWAY

SAVE-ON-FOODS

RIVERLODGE RECREATION CENTRE

KITIMAT GENERAL HOSPITAL & HEALTH CENTRE

GIANT SPRUCE PARK

SUBJECT PROPERTY

## Location

Renowned for being a marvel of nature and industry, Kitimat is situated in a spectacular natural setting, enveloped in the beauty of British Columbia's pristine north coast mountains. Global manufacturing exports and energy-related activity are the fundamental reasons for Kitimat's significant economic output on the north coast of BC. In high market years, Kitimat has contributed up to 11% of BC's manufacturing GDP. Growth prospects for Kitimat are strong.

**FOR MORE  
INFORMATION  
CONTACT**

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