

1661 Alberni Highway, Regional District of Nanaimo, BC

40 acres of subdividable industrial land within a 20-minute drive to north Nanaimo **For Sale**

Colliers and RE/MAX of Nanaimo are pleased to present the sale offering of a sizable and well-located parcel of industrial land, which can be utilized as is, or can be subdivided into smaller 4.94-acre parcels.

Jason Winton

Managing Broker
Vice President
+1 778 690 2091
jason.winton@colliers.com

Ben Wedge

Personal Real Estate Corporation
Associate Vice President
+1 250 414 8449
ben.wedge@colliers.com

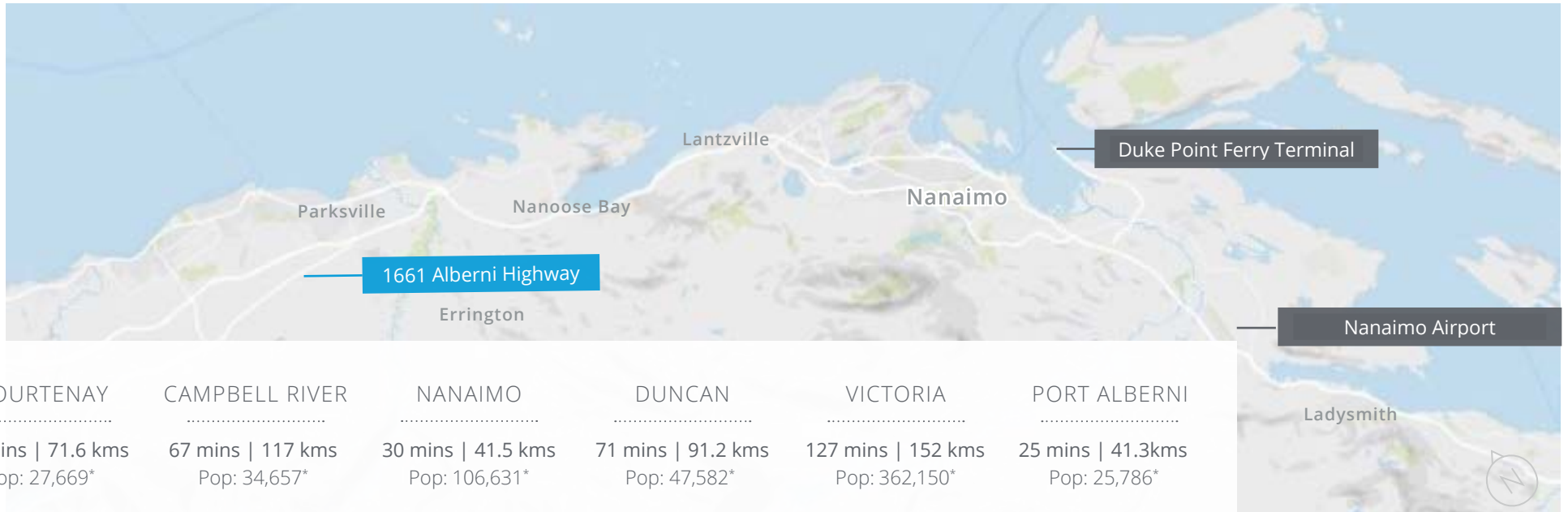
Stuart Garner*

Re/Max of Nanaimo
+1 250 751 1223
+1 250 751 1300
stuart@stuartgarner.com



*Personal Real Estate Corporation

Colliers

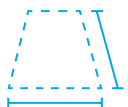


*According to most recent Statistics Canada Census

PROPERTY HIGHLIGHTS



Flexible industrial zoning, allowing a multitude of uses including warehousing/wholesaling, and option to subdivide into a minimum 4.94-acre parcels.



Sizeable parcel, providing many options for a new owner, such as owner-user, subdivision, and development, or a combination of the three.



Presently with a small residential home; meaning a holding income with the residence.

SALIENT FACTS

Civic Address

1661 Alberni Highway, Regional
District of Nanaimo – Area F

PID

009-421-360

Zone

Industrial 1 (I-1)

Official Community Plan

Industrial

Site Area

40 acres *(per BC Assessment)*

Access

Access will be via Springhill Road through the adjacent property is dedicated through their subdivision and roughed in.

Residence

1,846 SF *(per BC Assessment)*

LOCATION HIGHLIGHTS



In immediate access to the Alberni Highway and Inland Island Highway / Highway 19.



Within a 5-minute drive to Parksville and all its' amenities and services.



Central location in the mid-Vancouver Island area, Courtenay and Campbell River in the north, and Nanaimo, Duncan, and Victoria in the south





RE/MAX
COMMERCIAL

Colliers

1661 Alberni Highway,
Regional District of Nanaimo, BC

Asking Price: \$15,960,000
(or \$399,000 Per Acre)

Jason Winton

Managing Broker
Vice President
+1 778 690 2091
jason.winton@colliers.com

Ben Wedge

Personal Real Estate Corporation
Associate Vice President
+1 250 414 8449
ben.wedge@colliers.com

Stuart Garner | PREC

Re/Max of Nanaimo
+1 250 751 1223
+1 250 751 1300
stuart@stuartgarner.com

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). Copyright © 2025 Colliers Macaulay Nicolls Inc. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.