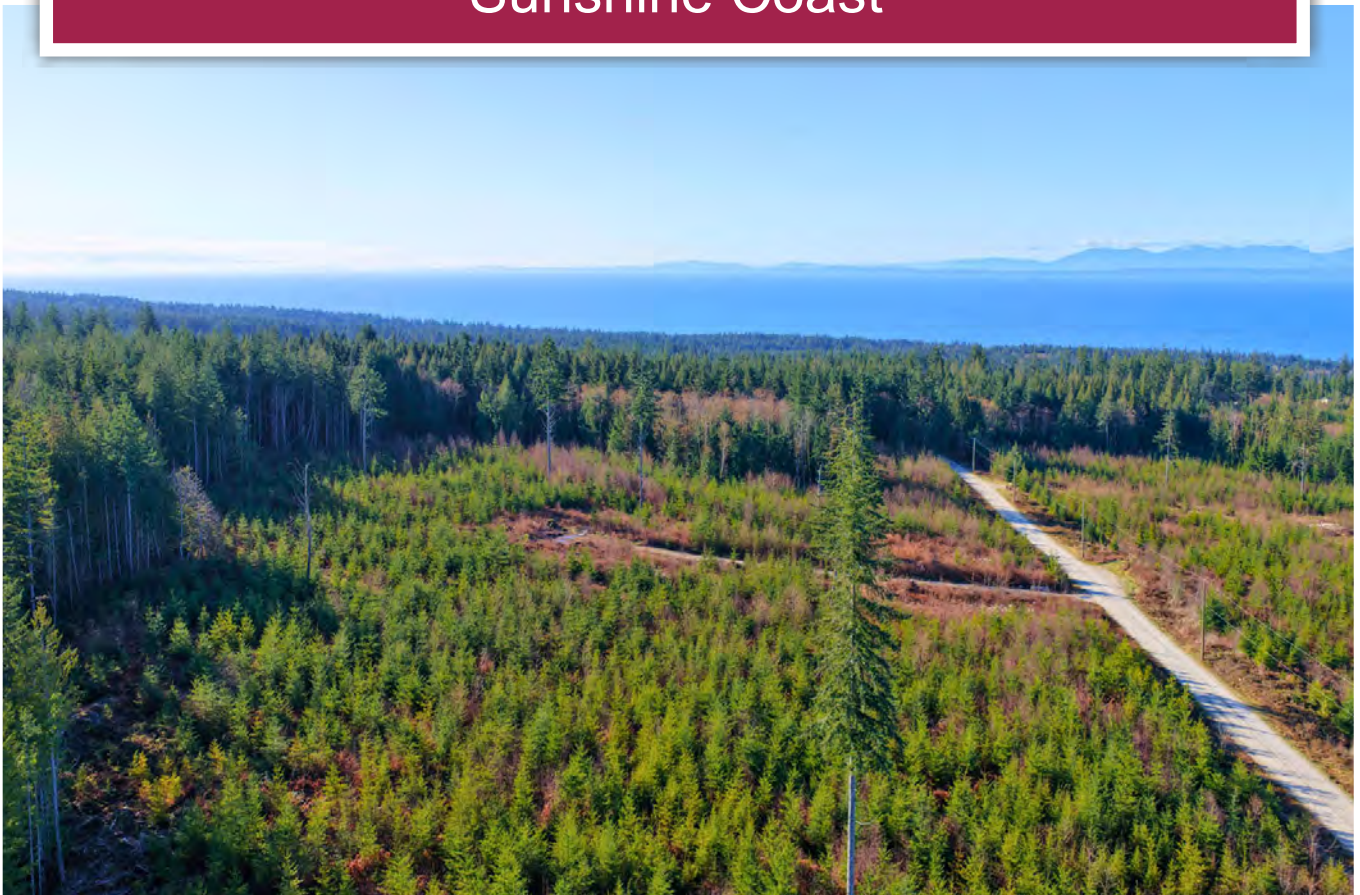




40 Acres in Roberts Creek
Sunshine Coast

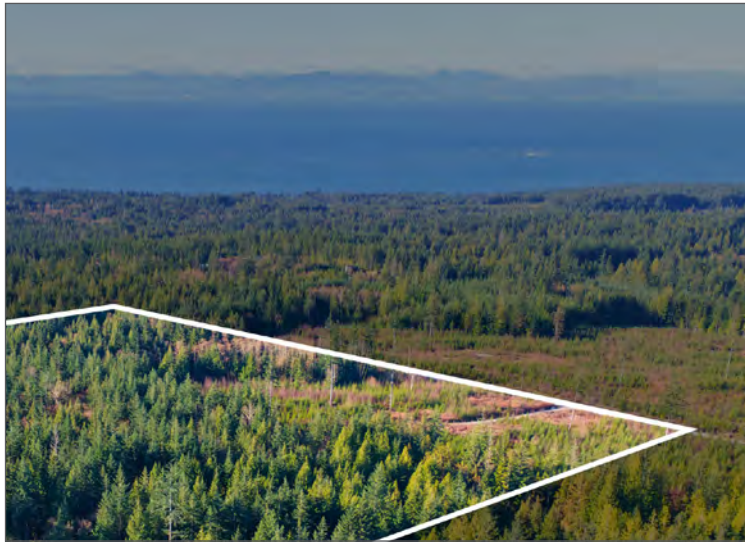


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40 Acres in Roberts Creek

Sunshine Coast

PROPERTY DETAILS

Listing Number:	26066
Price:	\$1,318,000
Taxes (2025):	\$395 - Managed Forest
Size:	40 acres

DESCRIPTION

Perched to take in distant ocean views and enveloped by a natural forest landscape, this 40-acre property offers a private setting with a strong mix of usability and long-term potential.

Roughly half of the property is covered in mature timber, creating an established natural setting, while the balance has been replanted with younger trees currently in the 6- to 8-foot range.

The land features a gentle topography with multiple potential building sites. Its west-facing aspect provides consistent sun exposure and the opportunity to take advantage of afternoon and evening light.

A 200 ft drilled well producing approximately 10 gallons per minute is already in place, along with power available at the property line along Lockyer Road and some internal road network already established.

Zoned RF1, the property permits a single-family home with a secondary suite and supports forest management uses, offering flexibility for a private residence, recreational use, or a longer-term holding.

Accessed via Lockyer Road, approximately 3 kilometres from Highway 101, the property feels private and removed while remaining within easy reach of everyday amenities. Nearby access to trails and crown land enhances the outdoor lifestyle, while shops, schools, and ferry connections are all conveniently close. Travel time to the Lower Mainland is approximately 40 minutes.

LOCATION

Roberts Creek, BC

DIRECTIONS

Contact the listing agent.

AREA DATA

Roberts Creek (xwesam/Stelk'áya) is a small residential community of about 3,553 people located between Gibsons and Sechelt on the southern Sunshine Coast in British Columbia. It is a short drive from both Gibsons and Sechelt, making it a quick trip for anyone visiting the Sunshine Coast or a convenient day trip from Vancouver.

It is known for its 9 km of shoreline, much of which includes sandy swimming beaches, and the Roberts Creek Mandala which is re-painted each year by 300 residents and visitors. The Roberts Creek community is centered around small shops and restaurants which provide a distinct village ambiance. The Roberts Creek Community Hall, a popular venue for dances, meetings and other events, was built in 1934 and is owned, operated and maintained by the community.



The area includes a paved bike path that runs parallel to the highway; a golf course, Cliff Gilker Park, a family-oriented hiking area.

Roberts Creek is also the location for several important regional amenities including Dakota Ridge, a winter recreation area offering 12 km of groomed snowshoe and cross-country ski trails, the “Sechelt” landfill, the Sunshine Coast Regional District’s water intake and the Seaview Cemetery.

RECREATION

Hiking, mountain biking, cycling, paddling, boating, fishing, rock climbing, swimming, scuba diving, golfing and snowshoeing.

MAP REFERENCE

49°27'9.19"N and 123°38'23.67"W

BOUNDARIES

Please see mapping section, all boundaries on the maps and aerial photos are approximate.

SERVICES

Power fronting Lockyer Road. Drilled well, some road network established.

IMPROVEMENTS

None.

ZONING

RF1 (Rural Forest One)
Sunshine Coast Regional District Zoning Bylaw No. 722

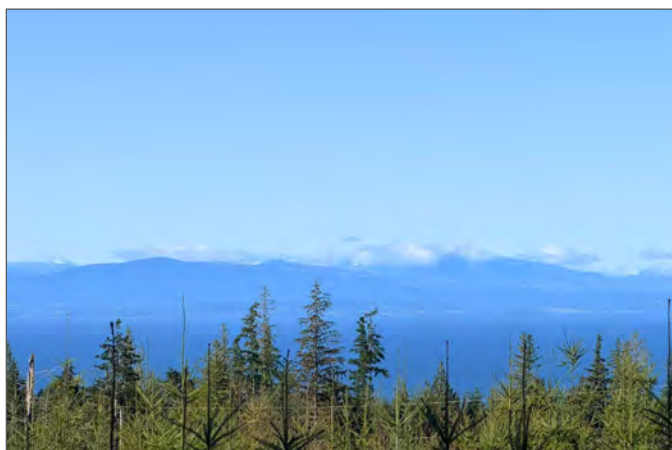
Additional zoning information can be found on the Sunshine Coast Regional District website.

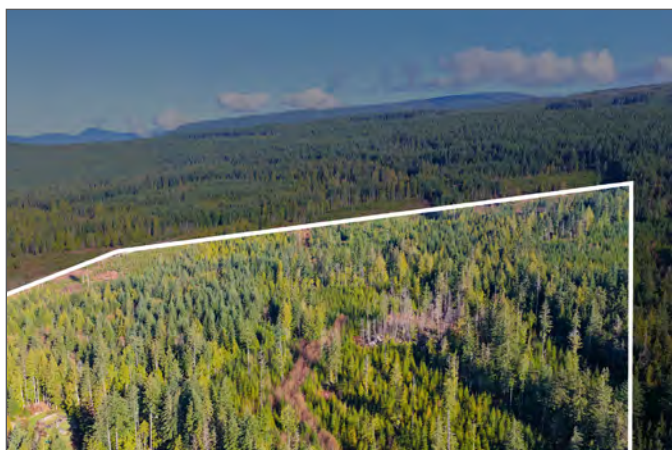
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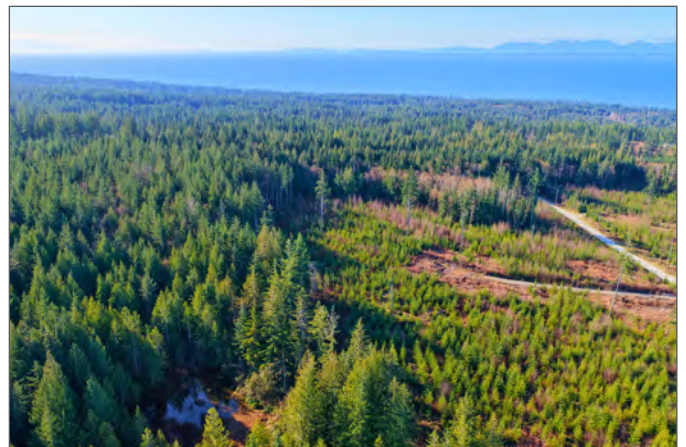
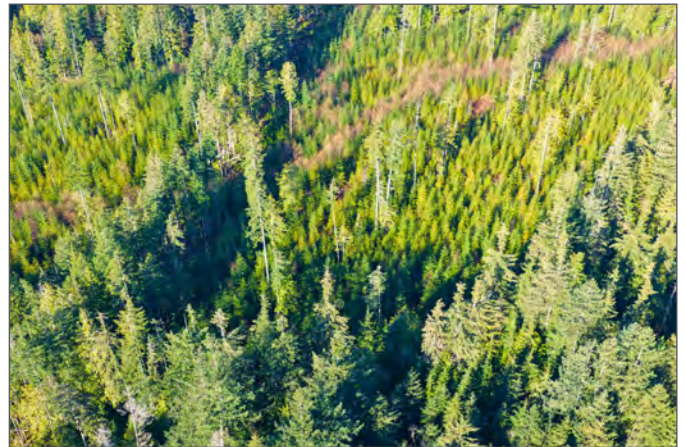
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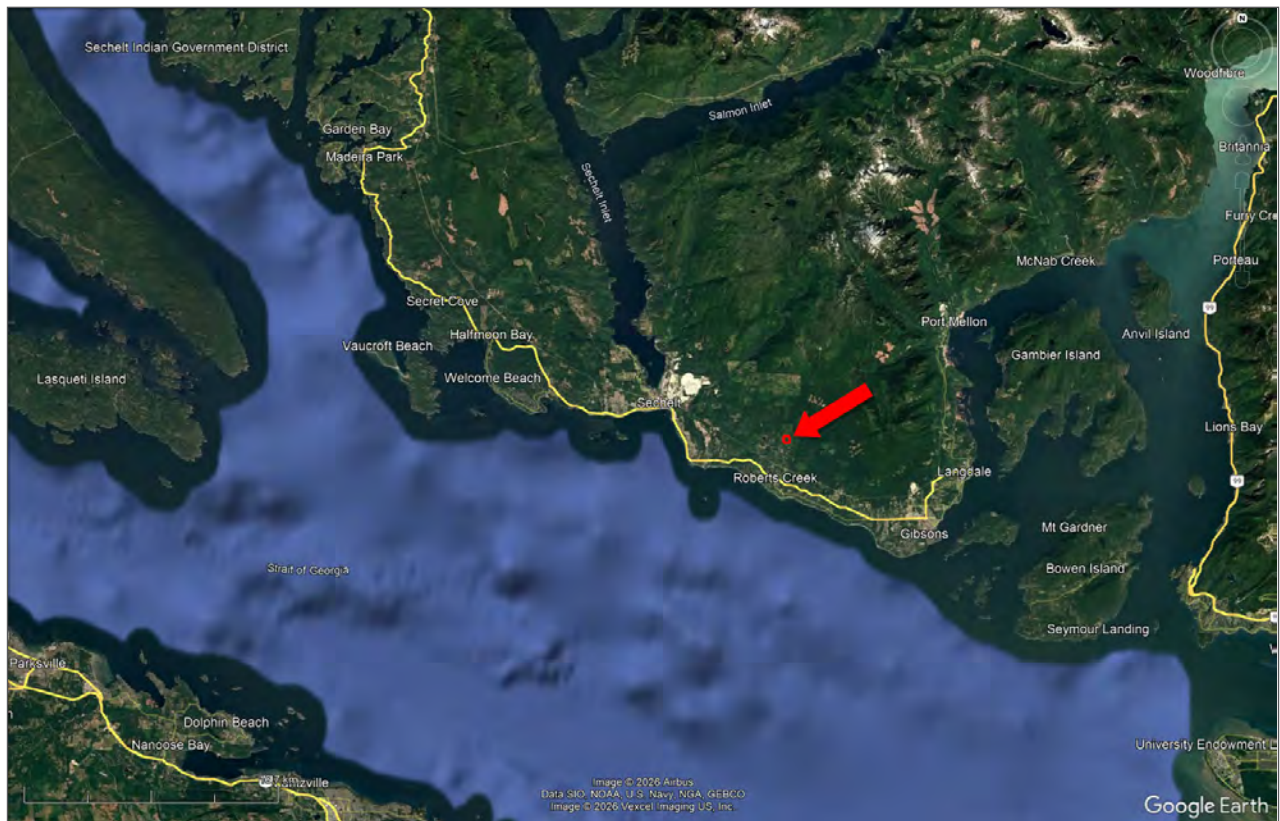
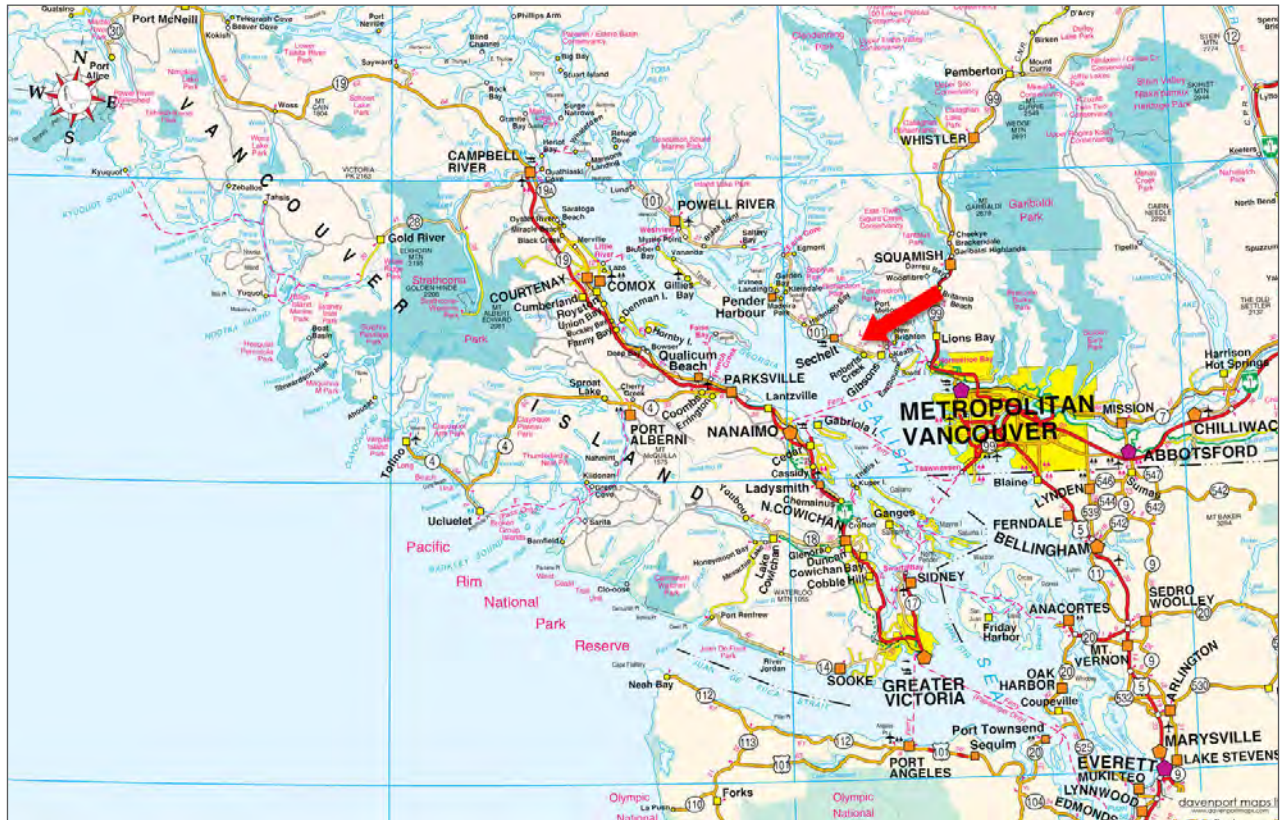
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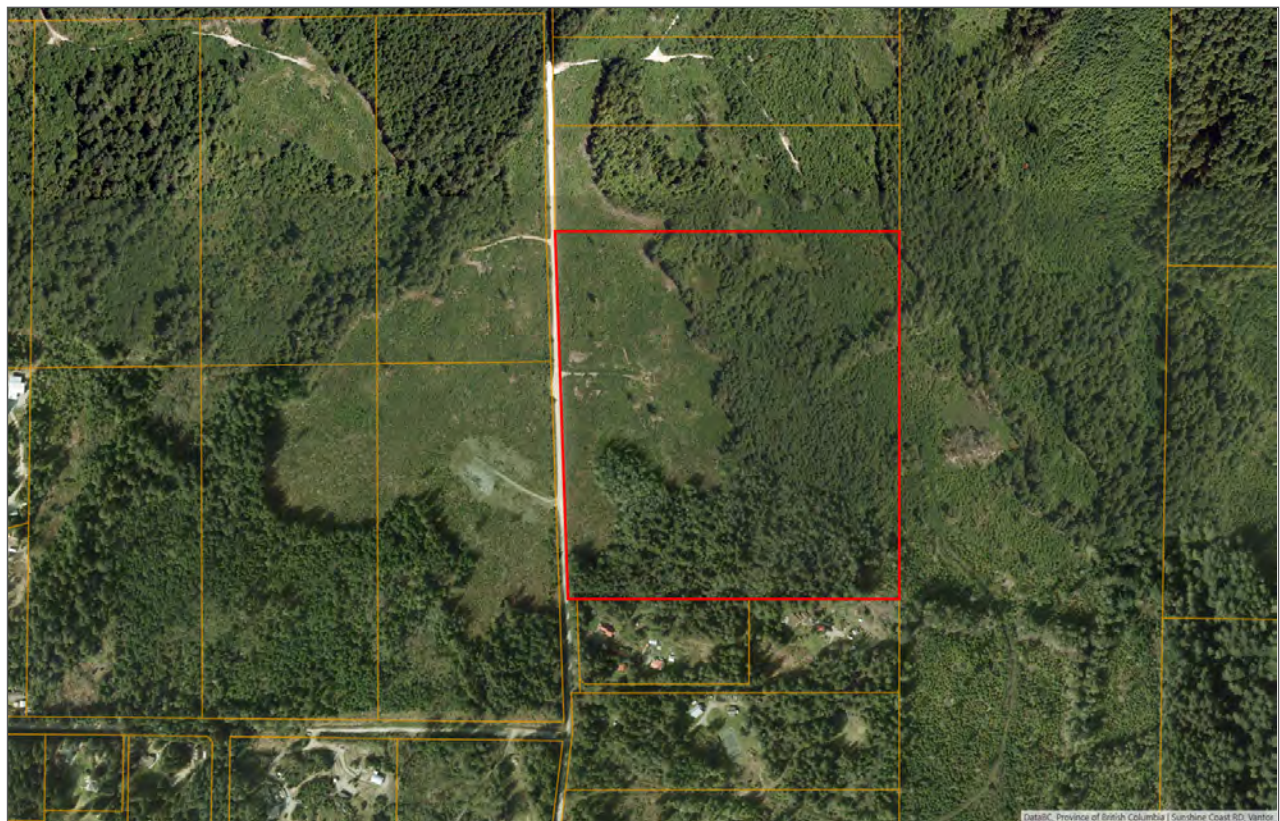
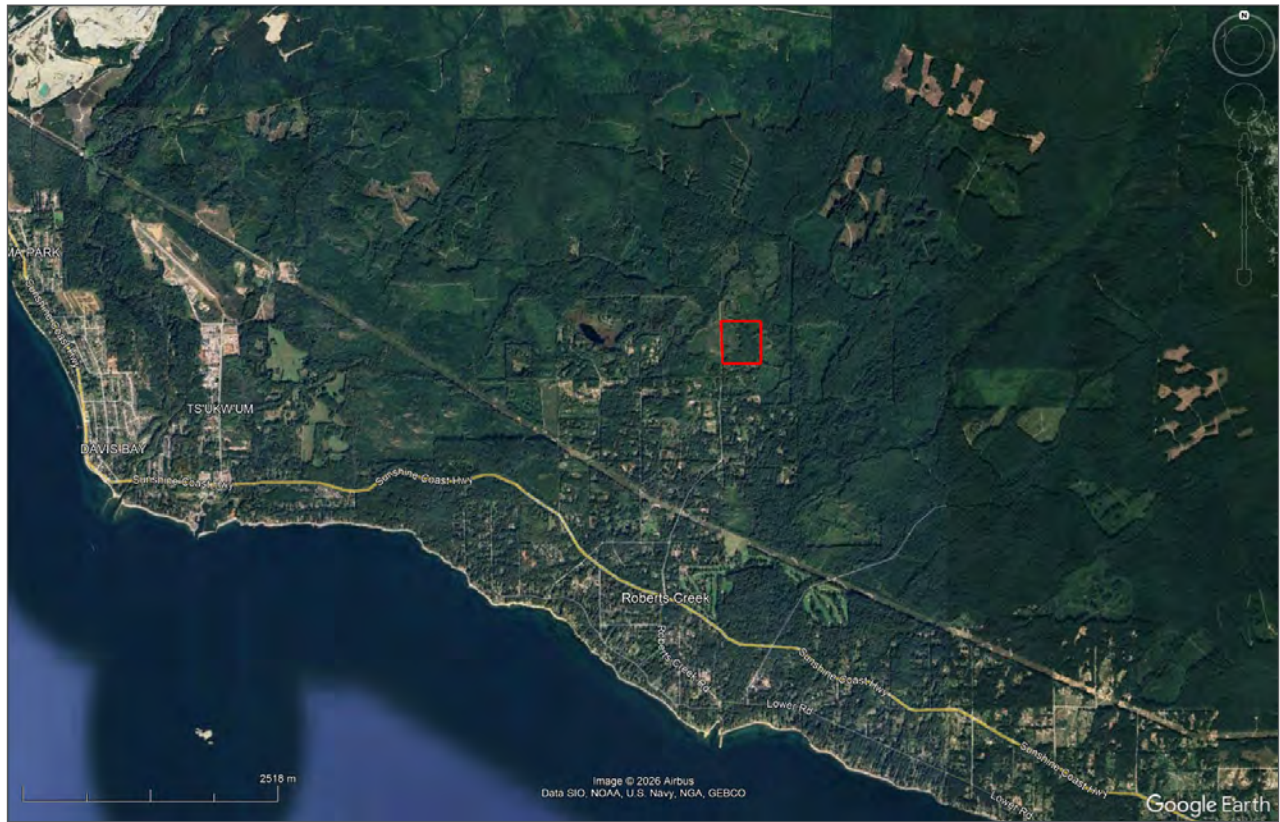


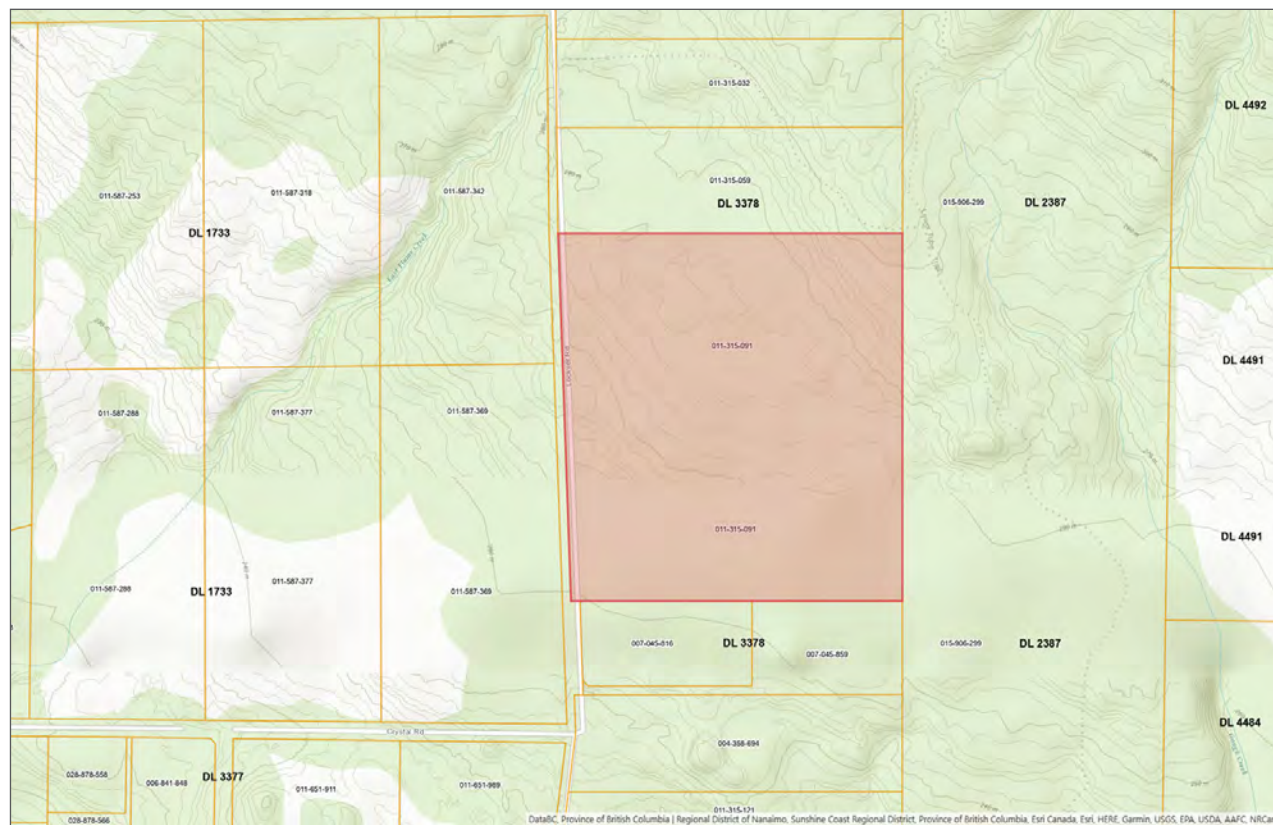














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