

FOR SALE

664 Bay Road
Gibsons

A + LOCATION IN THE HEART OF LOWER GIBSONS
Perfectly positioned on a stunning stretch of low-bank waterfront



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OVERVIEW

Perfectly positioned on a stunning stretch of low-bank waterfront, this exceptional original owner residence offers an A+ location in the heart of Lower Gibsons, walking distance to everything. The custom designed home showcases incredibly high-quality construction & impeccable maintenance throughout. An open & airy layout is filled with natural light, highlighted by a dramatic two-storey living room w/ a massive expanse of windows framing spectacular ocean, mountain & marina views. Modern yet timeless in design featuring warm HW floors, a cozy n/gas FP, gorgeous kitchen w/ granite countertops & pantry, & a large primary bedroom w/ 6 pc. ensuite & WI closet. Step outside to enjoy the private hedged patio & gorgeous low maintenance gardens. A spectacular offering in a sought after location!

EXECUTIVE SUMMARY

ADDRESS

664 Bay Road
Gibsons, BC, V0N 1V8

BEDS: 2

BATHS: 3

LOT (ACRES): 0.12

FRONTAGE: 52'

PRICE \$2,275,000



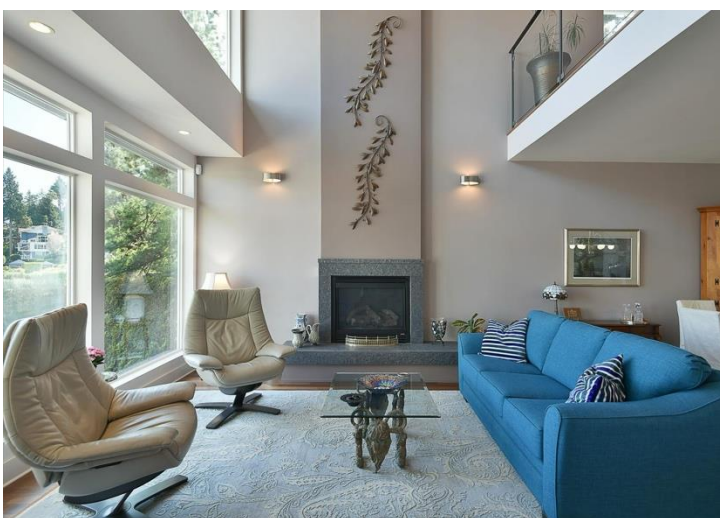
A+ LOCATION



WATERFRONT



CUSTOM DESIGN



664 Bay Rd

Main Floor Exterior Area 1128 sq ft



0 5 10
ft

PREPARED: 2026/04/25



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

664 Bay Rd

Upper Floor Exterior Area 1104 sq ft



0 5 10 ft

PREPARED: 2026/04/25



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Presented by:
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Active
R3117547
Board: V
House/Single Family

664 BAY ROAD

Sunshine Coast
Gibsons & Area
V0N 1V8

Residential Detached

\$2,275,000 (LP)

(SP) **M**



Sold Date:		If new, GST/HST inc?:	Original Price: \$2,275,000
Meas. Type:	Feet	Bedrooms:	2
Frontage(feet):	52.00	Bathrooms:	3
Frontage(metres):	15.85	Full Baths:	2
Depth / Size:		Half Baths:	1
Lot Area (sq.ft.):	5,096.00	Rear Yard Exp:	
Lot Area (acres):	0.12	P.I.D.:	005-290-562
Flood Plain:			
View:	Yes: OCEAN		
Complex/Subdiv:			
First Nation Reserve:			
Services Connected:	Electricity, Natural Gas, Sanitary Sewer, Water		
Sewer Type:	City/Municipal	Water Supply:	City/Municipal

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Fibre Cement Board**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Natural Gas**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: **3** Covered Parking: **1** Parking Access: **Front**
Parking: **Garage; Single, Open**
Driveway Finish:
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **Yes** Land Lease Expiry Year:
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish:

Legal: **LOT 15 BLOCKS 22 TO 27 DISTRICT LOT 685 PLAN 4856**

Amenities:

Site Influences: **Marina Nearby, Recreation Nearby, Shopping Nearby, Waterfront Property**
Features:

Finished Floor (Main):	1,128	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	1,104	Main	Foyer	12'5 x 10'11			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Kitchen	14'9 x 10'6			x	Main 4
Finished Floor (Below):	0	Main	Dining Room	14'11 x 8'5			x	Above 5
Finished Floor (Basement):	0	Main	Living Room	22'5 x 19'6			x	Above 2
Finished Floor (Total):	2,232 sq. ft.	Main	Laundry	8'4 x 6'4			x	
Unfinished Floor:	0	Above	Primary Bedroom	19'8 x 11'3			x	
Grand Total:	2,232 sq. ft.	Above	Walk-In Closet	7'7 x 7'3			x	
		Above	Bedroom	16'9 x 10'9			x	
		Above	Loft	20'1 x 17'1			x	
Fir Area (Det'd 2nd Res):	sq. ft.			x			x	
Suite:				x			x	
Basement:Crawl				x			x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 9	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **Royal LePage Sussex**

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Property Report

664 BAY RD

5/4/2026

PARCEL INFORMATION:

Jurisdiction: TOWN OF GIBSONS

Folio: 524.00324.000

PID: 005-290-562

Lot: 15

Block: 22-27

Plan: VAP4856

District Lot: 685

Approx. Size: 0.046 ha

Land Value: 1329000

Improvement Value: 432000

2025 Assessed Value: 1761000



SERVICES:

Water Service Area: Gibsons Zone 1 - Gibsons Aquifer

Fire Protection Area: Gibsons/West Howe Sound

Curbside Collection Service Area: Town of Gibsons

Sanitary Sewer Service Area: Not in a SCR D service area

SCR D LAND USE INFORMATION:

OCP Area: Town of Gibsons OCP

<https://gibsons.ca>

OCP Landuse:

Not in a SCR D OCP Area

Development Permit Area(s):

No SCR D DPAs

Tree Cutting Permit Area(s):

Not in a SCR D Permit Area

Zoning Bylaw:

Not in a SCR D Zoning area

Landuse Zone:

No SCR D Zoning

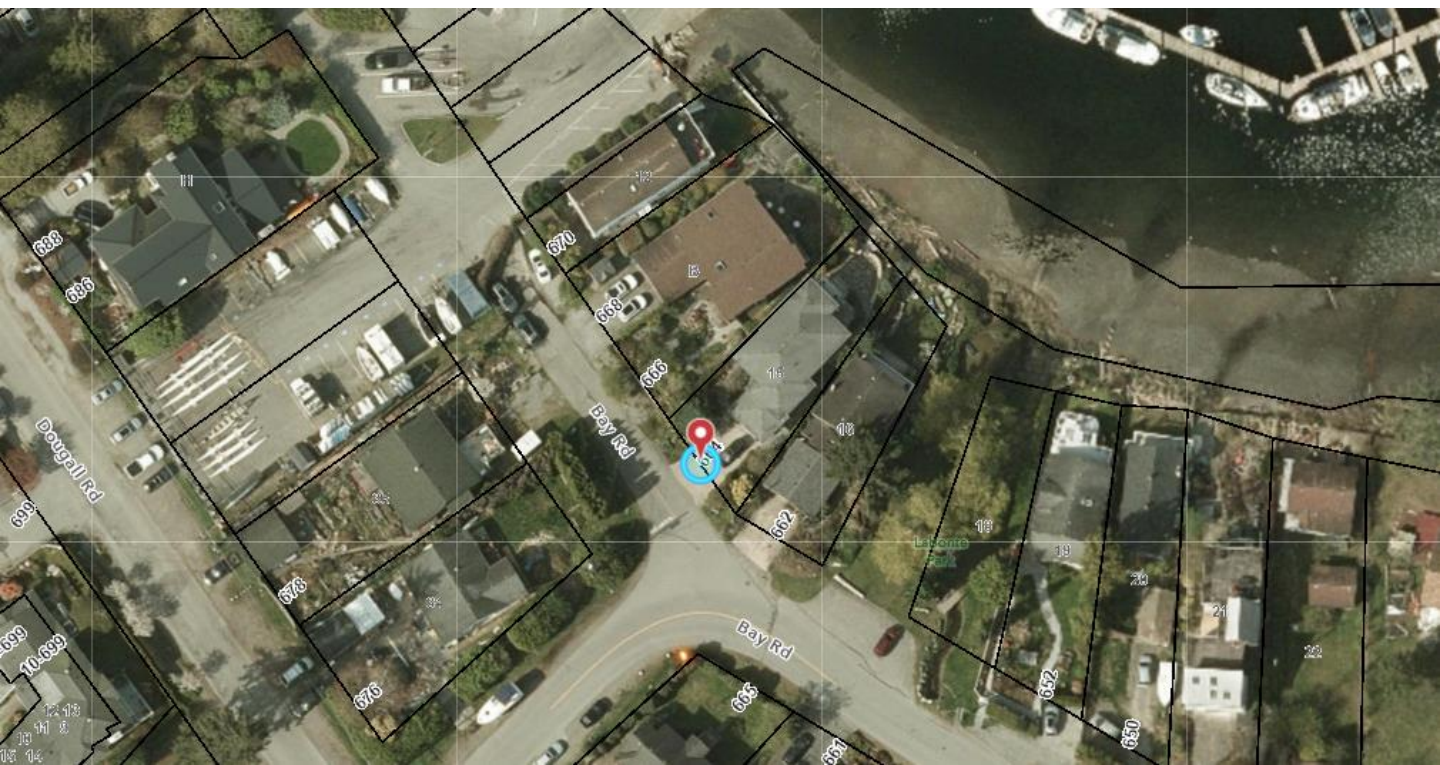
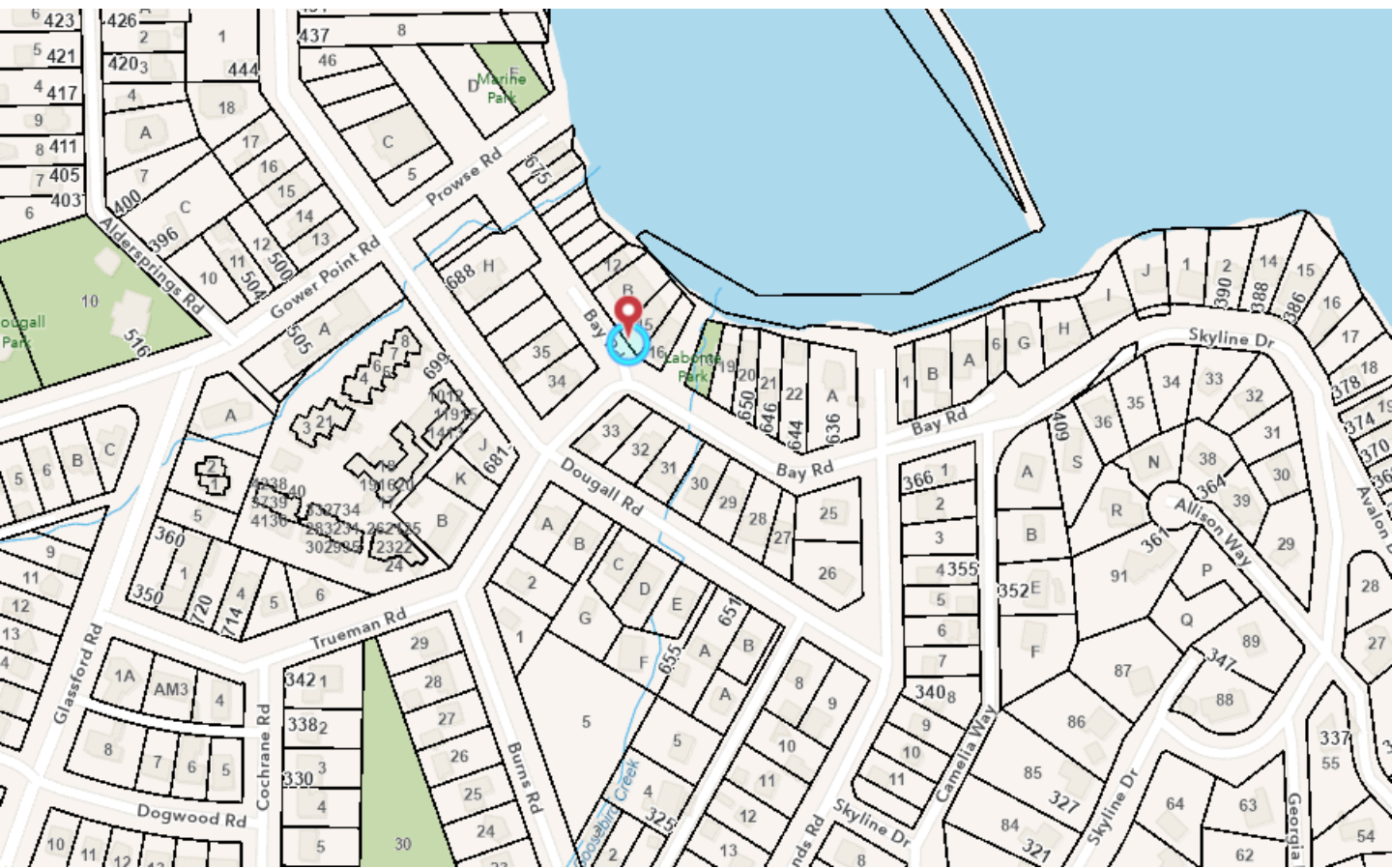
Subdivision District:

No SCR D Zoning

For more information about planning applications, please visit: www.scrd.ca/planning-applications

This property is located within the territory of the S wx wú7mesh Úxwumixw (Squamish)

This information has been compiled by the Sunshine Coast Regional District (SCR D) using data derived from a number of sources with varying levels of accuracy. The SCR D disclaims all responsibility for the accuracy or completeness of this information.





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