



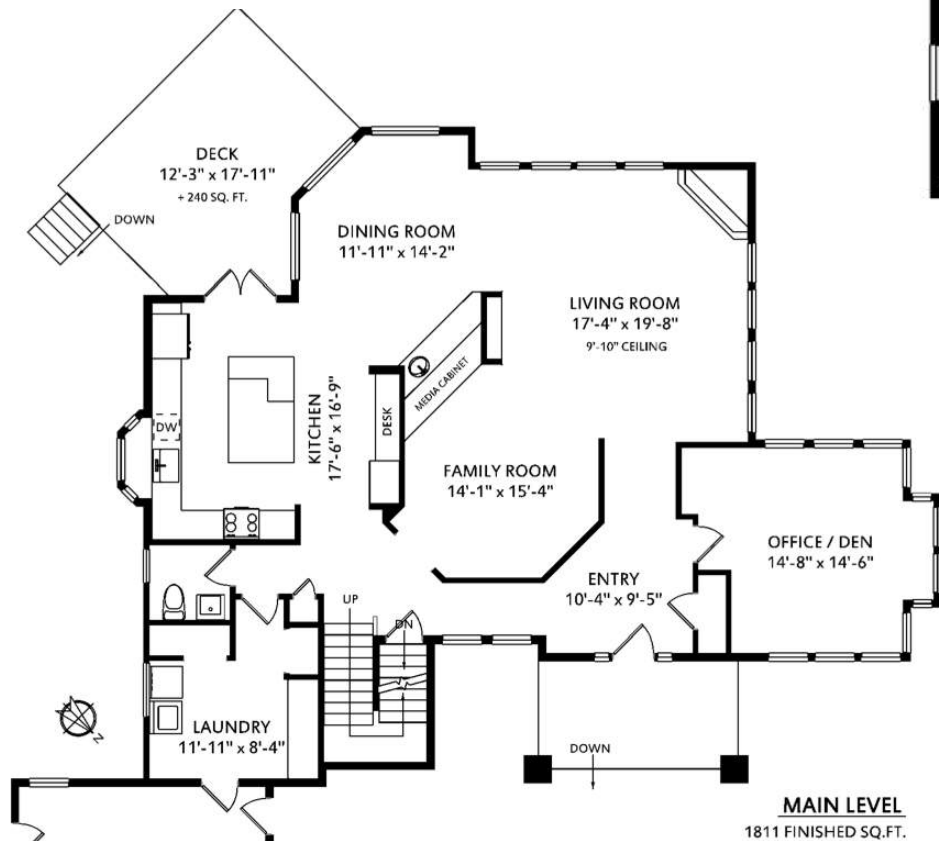
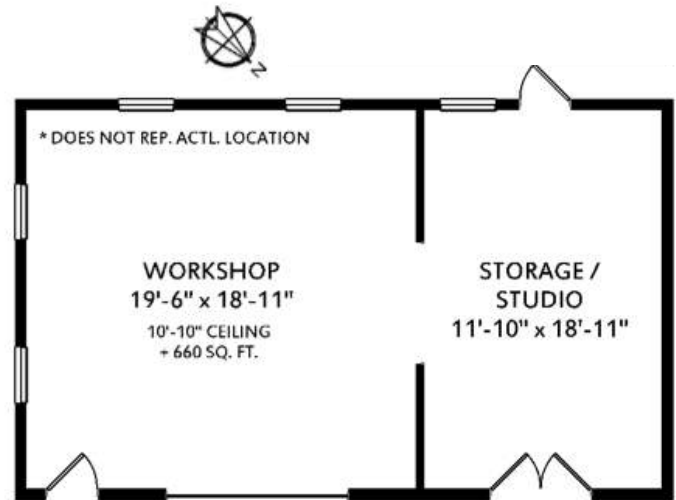
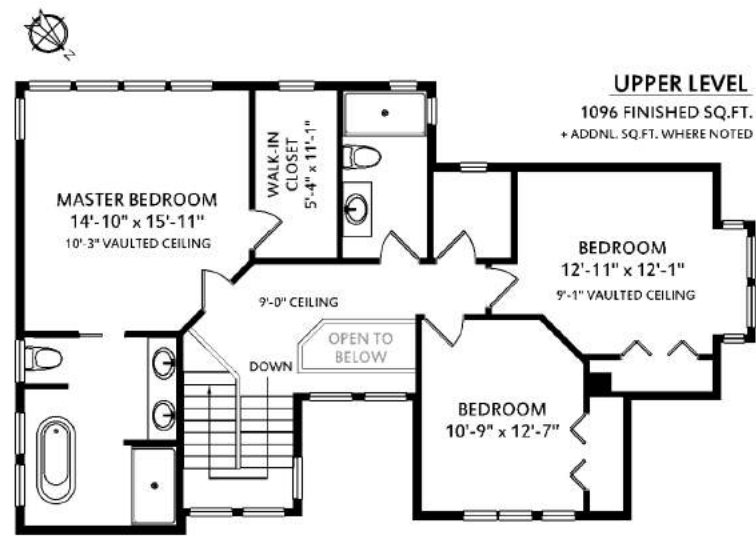
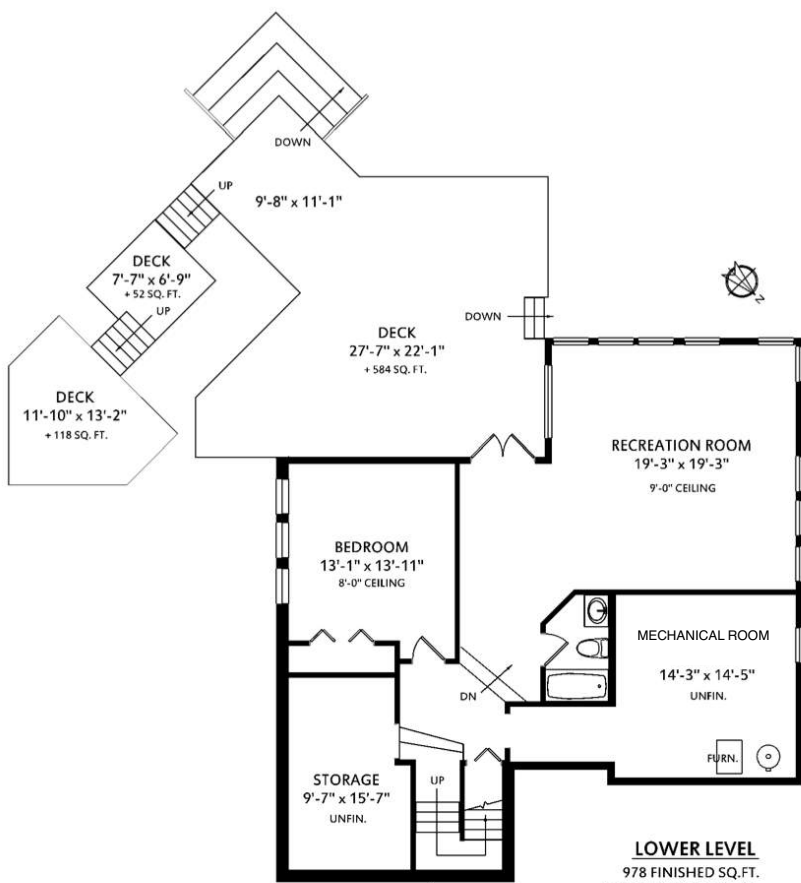
Coldwell Banker Slegg Realty

# *Robin Cushing*

REALTOR® Presents



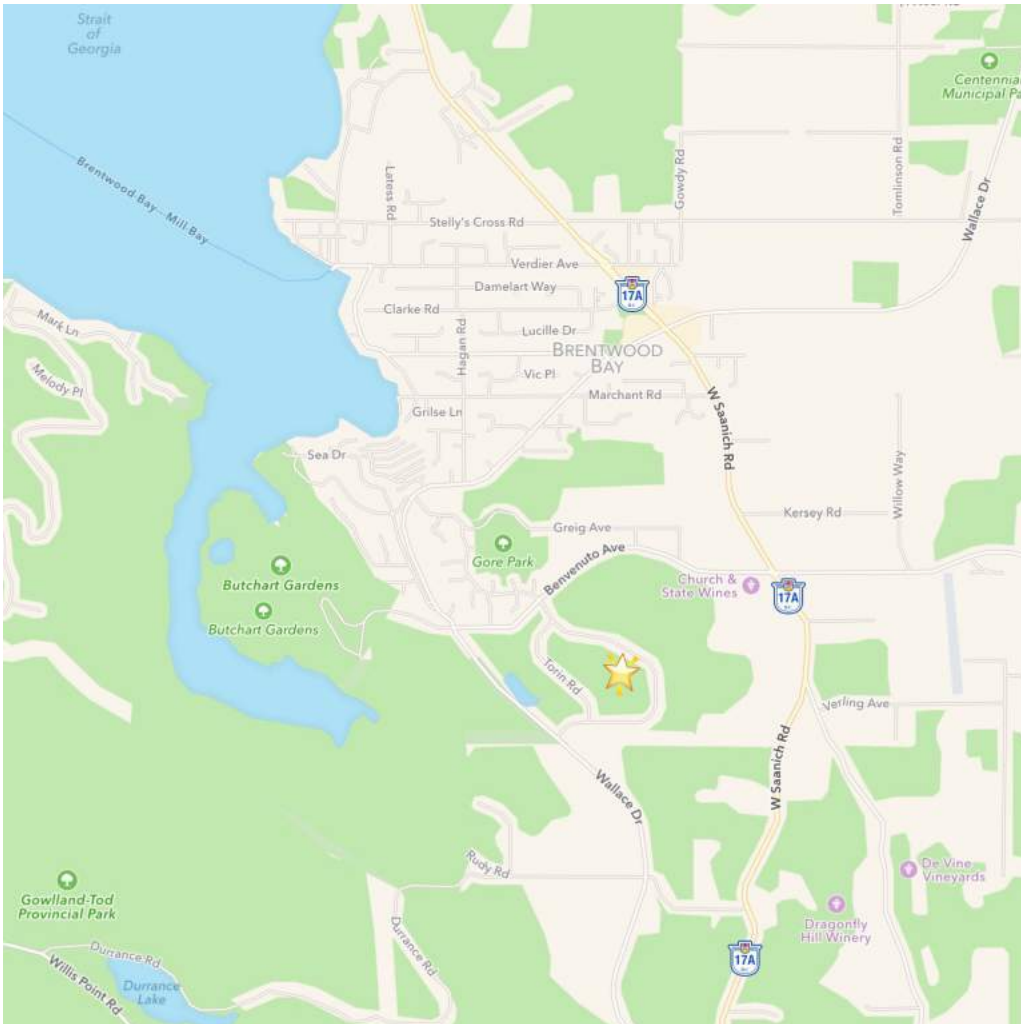
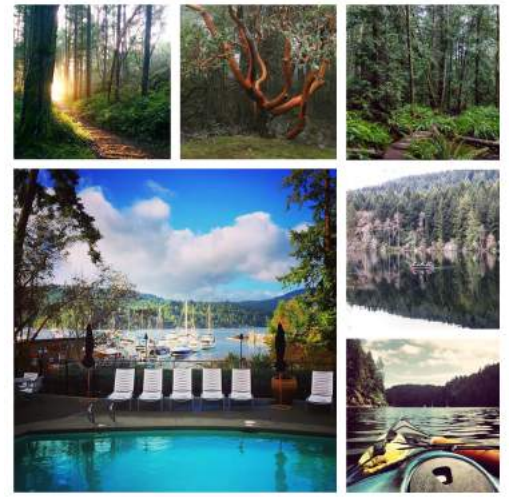




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	Fin. Sq.Ft.	UnFin. Sq.Ft.	Total Sq.Ft.
Garage	0	531	531
Main Level	1811	0	1811
Upper Level	1096	0	1096
Lower Level	978	426	1404
<b>Total</b>	<b>3885</b>	<b>957</b>	<b>4842</b>

Enjoy the serenity & quiet in this neighbourhood of fine homes. A property which will provide lasting value, timeless style & an exceptional quality of life!

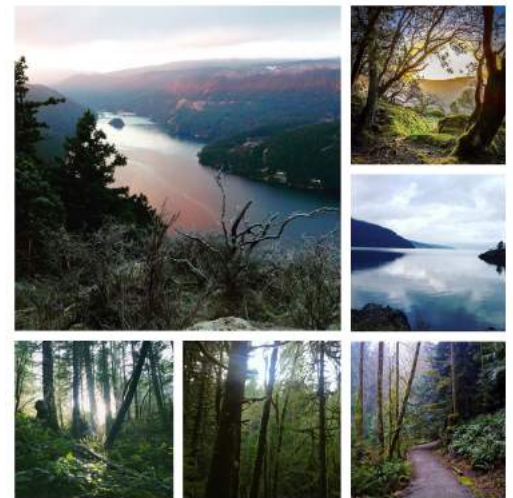


### Neighbourhood Highlights

Minutes to Brentwood Bay, Shopping Amenities, Moorage, Butchart Gardens, Local Wineries, Mill Bay Ferry, Strait of Georgia, Durrance Lake & Hiking Trails; Oak Haven, Gore, Mount Work Regional & Gowlland-Tod Provincial Park

~  
Close distance to  
YYJ International Airport  
&  
BC Ferries

~  
Only 25 minutes to  
Downtown Victoria







## Pastoral Paradise

Bright Executive Home with Welcoming Level Entry and Distinctive Characteristics such as Water Features, Custom Metal-Work, High-End Hubbardton Forge Lighting, In-floor Radiant Heating, Wood & Gas Fire place, Spacious Open-Concept Living Rooms, Functional Custom Built-Ins Showcasing the Elegance with a Freshly Updated Interior Palette. Sophisticated Master Suite with Walk-in Closet & Spa Style 5/pc Ensuite Bathroom. Vaulted Ceilings, Three Extra Bedrooms, Games Room, Legal Suite Potential & Large Office/Den Allowing Room for the Whole Family to Play & Grow.

State of the Art Dining and Gourmet Kitchen with Granite Countertops, Gas Stove, and high-end Stainless Steel Appliances with French Doors leading outside to over 800 Sqft of Deck Space; Perfect for the BBQ & Overlooking the Whimsical Nature Setting.

Dignified Park like Grounds which allows major access to the Detached Workshop & Studio for the Avid Hobbyist & Worker Bee.

Established Fenced in Gardens & Woodlands with Irrigation System for Easy Care of this Wild & Manicured 2 Acre Estate.



1212  
**Garden Gate**