

Low Bank Oceanfront Home with Deep Water Moorage



LOW BANK OCEANFRONT home with a deep water year round dock, on beautiful Long Harbour. This split level home & the property has had many top quality upgrades over the last 33+ years, incl. the top notch metal roof, heat pump heat, 800 sq.ft. finished high ceiling shop w/in-floor heat & recently all new docks. On the main upper floor the home features open concept, clerestory windows, spacious LR, 1 bdrm & a smaller TV/guest bdrm with en-suite, main bathroom, and a solarium. Downstairs is the recently renovated 4 pc bath, 2 bdrms & a family room, laundry room and, yes a dark room for gone by era of film developing. Spacious decks up and down are great for outdoor living. Large double carport and beautiful landscaping with 2 mini ponds. Quiet, marine oriented location in a friendly neighbourhood, and yet only a few minutes from town. Also great for kayaking and with a mile of walkable shoreline at your doorstep! Large foreshore Permit/lease of 0.25 acres (as per Tax Records).

\$1,248,000
MLS 406842



Tom Navratil
cell: 250-537-7815
office: 250-537-5553
toll free: 1-888-608-5553
www.SaltspringRealestate.com
SaltspringHomes@gmail.com



ADDRESS: 160 Ontario Place
LEGAL DESCRIPTION: Lot 1, District. Lots 1 & 20, Plan VIP14684, NSSI, CD
AGE: 1970
HEAT: Baseboard, Heat Pump
LOT SIZE: 0.36 ac
LEVELS: 2
TOTAL FINISHED AREA: 2,570 sq. ft.

MLS #: 406842
TAXES (2018): \$4,048.00
PID: 002-580-578
WATER: Well (4 GPM)
WASTE: Septic Tank
BEDROOMS: 3

PRICE: \$1,248,000
LISTED BY: Tom Navratil
250-537-7815
ZONING: Residential
POSSESSION: TBA
BATHROOMS: 2.5

ENTRANCE: 6 x 4
KITCHEN: 9 x 13
BEDROOM: 10 x 12

Main Level: 1,410 sq. ft.
LIVING ROOM: 19 x 18
MSTR. BEDROOM: 12 x 16
BATHROOM: 2 piece
DINING ROOM: 10 x 10
BATHROOM: 3 piece

LIVING-ADDL.: 20 x 13
BATHROOM: 4 piece
WORKSHOP: 31 x 26

Lower Level: 1,160 sq. ft.
BEDROOM: 18 x 14
LAUNDRY: 11 x 9
BEDROOM: 11 x 11
OTHER: 7 x 11

