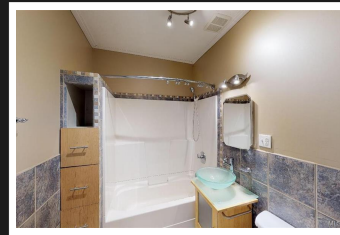


PEMBERTON  
HOLMES

· ESTABLISHED 1887 ·

# SMALL TOWN LIVING WITH A VIEW

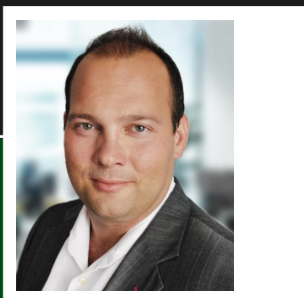
8078 York Ave



## 8078 York Ave

OCEAN VIEW HOME. This updated, three-bedroom home is located in the heart of Crofton. Enjoy beautiful ocean views from the large enclosed patio, the living room and the master bedroom. When you're not enjoying the view, you'll want to spend time in the large, manicured backyard, where the barbecue is plumbed for natural gas and you can enjoy fruit from your apple and pear trees and pick grapes straight from the vine! The master bedroom is found on the main level of the home, along with an additional bedroom, a nicely updated bathroom, a large laundry room, and a huge kitchen and living area.

**Priced at**  
**\$388,000**



JEFF MARTENS PREC\*  
Pemberton Holmes - Cloverdale

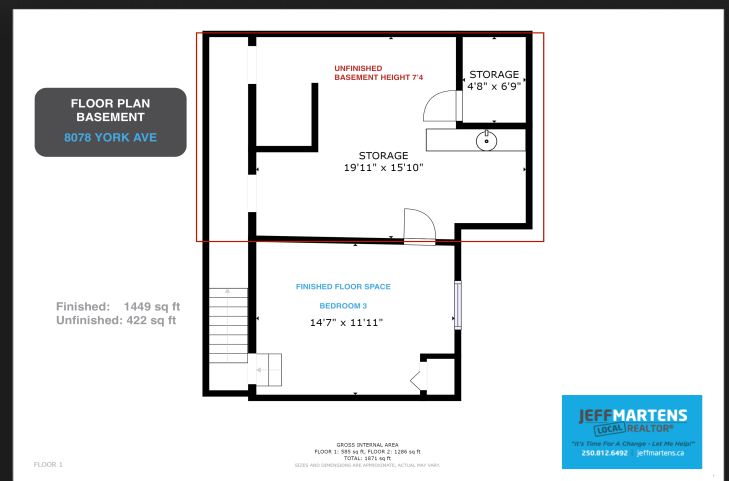
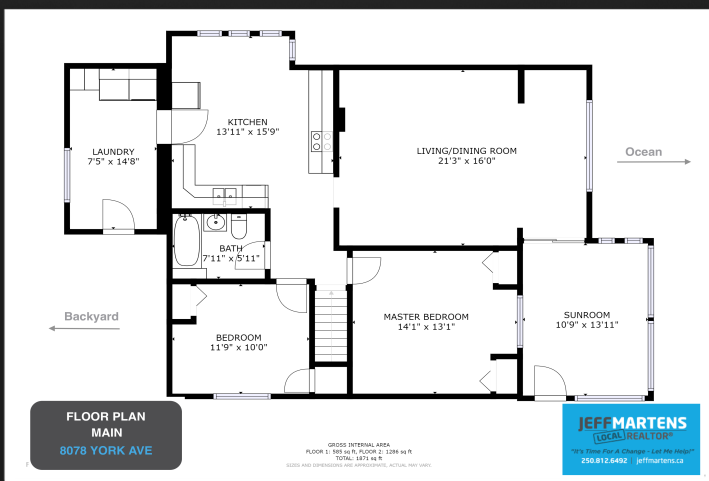
Area	Crofton
Bedrooms	3
Bathrooms	1
Lot Size	0.11
Floor Space	1449

Age	1901
Taxes	2849
Tax Year	2019
MLS#	406663
Parking	Driveway

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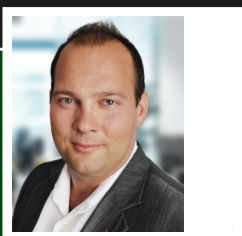


## 8078 York Ave

The kitchen offers loads of cupboards and plenty of counter space for the avid cook. You'll find the third bedroom on the lower level of the home. The remainder of the basement is unfinished. The basement has excellent potential with good height (over 7 feet) and is already plumbed with a sink. Updates include, furnace, heat pump, hot water tank, windows and more.

Current owners have lived in the home for approximately 30 years.

Please reach out to me if you have any further questions about this home.



**JEFF MARTENS\***

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