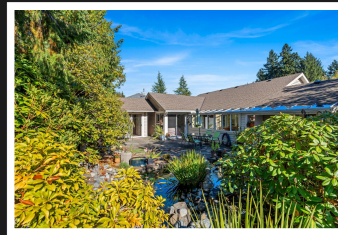


PEMBERTON
HOLMES

· ESTABLISHED 1887 ·

RANCHER WITH PRIVATE BACK YARD

3580 Arbutus Dr



3580 Arbutus Dr

What is unique about this home in Arbutus Ridge, is that it sits on a large level lot (0.2 acres). Main living area and Primary bedroom open to a very private back yard that features a waterfall pond. Mature hedges provide a very private patio area. Lots of room to garden in this southern exposure area, and has irrigation system. Breakfast nook area features atrium windows to let in natural sunlight. Very spacious and versatile floor plan. Dining area has convenient door that opens to the exterior. Second bedroom comes with a Murphy Bed and built in cabinets. An artist's studio is in the back yard and has heat, water and power - great workshop space. Arbutus Ridge - gated ocean front community, plus 55 years. 24/7 security, pool, fitness center, tennis courts, and woodworking space! There are many different clubs and activities all part of the Arbutus Ridge community. Close to Victoria and Cowichan Valley - heart of viniculture and agriculture!



Priced at
\$849,000

Area	Cobble Hill	Age	1990
Bedrooms	2	Taxes	3424
Bathrooms	2	Tax Year	2022
Lot Size	8558	MLS#	945628
Floor Space	1716	Parking	

SANDRA CARSWELL

Pemberton Holmes - Duncan

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Code with your
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