



Spectacular Views



Situated in the popular Beddis Road area, with breathtaking harbour & island views, this five-acre retreat includes pastoral land, and a productive organic garden and fruit orchard. One level Santa Fe style has floor to ceiling windows oriented to take in the stunning views and natural light. Open plan living area, clear fir floors, heated tile floors, timber beams, custom focal fireplace hearth, and fabulous views from all primary rooms. A self-contained suite attached to the double garage currently serves as a successful B&B and there is an inspiring art studio complete with view. A greenhouse and fenced garden area has many established perennial fruit, vegetable and flower plantings, and the orchard delivers home grown apples, pears, walnuts, cherries, peaches and figs. Excellent water and a new zoning designation to allow a full-time rental on the property. Unwind, relax, and escape to this completely private and serene island oasis!

\$1,650,000

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**720 Beddis Rd
GI Salt Spring ~ V8K 2E5**

Interior Details

Layout: Main Level Entry with Upper Level(s)
Bedrms: 3 **Kitchens:** 1
Baths Tot: 3 **Fireplaces:** 1
Bth 2Pce: 1 **Storeys:**
Bth 3Pce: 0 **Fin SqFt:** 2,797
Bth 4Pce: 0 **Unfin SqFt:** 0
Bth 5Pce: 0 **Bed & Brk:** Exists
Ens 2Pce: 0 **Addnl Acc:**
Ens 3Pce: 1 **Basement:** 2' / Crawl Space
Ens 4+Pce: 1 **FP Feat:** Living Room
App Incl:
Intr Ftrs

Rooms		
RoomType	Level	Dim/Pcs
Bathroom	Main	2-Piece
Bedroom	Main	14x14
Dining Room	Main	21x13
Eating Area	Main	9x8
Ensuite	Main	5-Piece
Entrance	Main	11x7
Kitchen	Main	16x8
Laundry	Main	11x9
Living Room	Main	19x18
Other	Main	14x8
Pantry (Finished)	Main	5x7
Primary Bedroom	Main	15x13
Walk-in Closet	Main	9x5
Walk-in Closet	Main	7x5
Bedroom	Second	15x10
Den	Second	12x9
Ensuite	Second	3-Piece
Walk-in Closet	Second	7x5

Listing Summary	
MLS@: 873163	List Price: \$1,650,000
Status: Active	Orig Price: \$1,650,000
Sub Type: SF Det	Sold Price:
	Pend Date:
Taxes: \$6,010	Strata Fee: \$0
2020 Asmt: \$1,206,000	Title: Freehold



Rooms Summary					
	Lower	Main	Second	Third	Other
Fin SqFt		2,278	519	0	
Beds	0	2	1	0	0
Baths	0	2	1	0	0
Kitchens	0	1	0	0	0

Building Information

Built (est) 1981 **Lgl NC Use:**
Oth Equ:
Const Mt: Other
Ext Feat:

Frnt Faces: NE **Bldg Style:**
Bldg Warr:
EnerGuide Rtg/Dt:

Cool: None
Heat: Baseboard, Electric, Wood
Roof: Asphalt Shingle, Metal
Fndn: Poured Concrete
Accss Ground Level Main Floor, Primary E

Lot/Strata Information

Lot Size 221,720sqft / 5.09ac **Dims (w/d):** **Waterfront:** Ocean
Prk Type: Detached, Garage Double **View:** Ocean
Water: Well: Drilled **Waste:** Septic System **Services:**
Lot Feat: Acreage, Irregular Lot, Landscaped, Park Setting, Private, Quiet Area, Rural Setting, Walk on Waterfront
Complex: **Prk Tota** 2 **Rent Alld?:**
SqFt Balc: **StrLots/Cplx** **Prk Cm Prp:** **Yng Ag Alld?:**
SqFt Prk: **Bldgs/Cplx:** **Prk LCP:** **Pets Alld?:**
SqFt Pat: **Suites/Bldg** **Prk Str Lot:** **BBQs Alld?:**
SqFt Strg: **Floors/Bldg** **Str Lot Incl:**
Gnd/Top? **Lvls/Suite:** 2
Shrd Am: **Unit Incl:**



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