



Sunsets at the Lake

Quietly tucked away on a peaceful country road and enjoying a lush lake front acre, this sunny paradise is perfectly positioned on St. Mary's Lake, with serene lake views, dock and amazing light. An ideal retreat for those seeking the lake lifestyle, this beautifully renovated 4-5 bedroom home features a desirable, open concept main floor living design and light-filled interior spaces that embrace the picturesque setting. Fine quality and tasteful finish are featured throughout, with both comfort and gracious living in mind. Outdoors is where life excels at the lake, and the easy dock access is perfect for swimming, paddleboarding, fishing, etc. Low maintenance landscape and sunsets from the deck add up to a coveted and not easily duplicated lakefront experience!

\$1,598,000


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	Rooms			Listing Summary	
	RoomType	Level	Dim/Pcs	MLS®: 850113	List Price: \$1,598,000
Bathroom	Lower	3-Piece	Status: Active	Orig Price: \$1,598,000	
Bedroom	Lower	10x15	Sub Type: SF Det	Sold Price:	
Bedroom	Lower	13x14		Pend Date:	
Family Room	Lower	10x12	Taxes: \$4,095	Strata Fee:	
Rec Room	Lower	21x12	2020 Asmt: \$877,000	Title: Freehold	
Bathroom	Main	4-Piece			
Bedroom	Main	10x9			
Den	Main	11x7			
Dining Room	Main	8x13			
Ensuite	Main	4-Piece			
Entrance	Main	9x9			
Kitchen	Main	9x13			
Living Room	Main	16x23			
Master Bedroom	Main	10x13			
Walk-in Closet	Main	7x8			



106 Bradbury Rd
GI Salt Spring ~ V8K 1L8

Interior Details

Layout: Main Level Entry with Lower Level(s)
Bedrms: 4 **Kitchens:** 1
Baths Tot: 3 **Fireplaces:** 1
Bth 2Pce: 0 **Storeys:**
Bth 3Pce: 1 **Fin SqFt:** 2,913
Bth 4Pce: 1 **Unfin SqFt:** 0
Bth 5Pce: 0 **Bed & Brk:** Potential
Ens 2Pce: 0 **Addnl Acc:**
Ens 3Pce: 0 **Basement:** 8' / Finished, Walk-Out Access, With Windows
Ens 4+Pce: 1 **FP Feat:** Living Room, Propane
App Incl:
Intr Ftrs Vaulted Ceiling(s)

Rooms Summary					
	Lower	Main	Second	Third	Other
Fin SqFt	704	1,023	0	0	0
Beds	2	2	0	0	0
Baths	1	2	0	0	0
Kitchens	0	1	0	0	0

Building Information

Built (est) 1980	Lgi NC Use:	Frnt Faces: W	Bldg Style: West Coast	Cool: None
Oth Equ:			Bldg Warr: No	Heat: Baseboard, Electric, Propane
Const Mt: Wood			EnerGuide Rtg/Dt:	Roof: Asphalt Shingle
Ext Feat: Balcony/Patio				Fndn: Poured Concrete
				Accss Master Bedroom on Main

Lot/Strata Information

Prk Type: Driveway	Lot Size / 1.03ac	Dims (w/d):	Waterfront: Lake
Water: Regional/Improvement I	Waste: Septic System	View: Lake	
Lot Feat: Cleared, Dock/Moorage, Level, Private, Sloping, Wooded Lot		Services:	
Complex:	Prk Tota 0	Rent Alld?:	
SqFt Balc:	StrLots/Cplx	Prk Cm Prp: 0	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:		Assmt Incl:	



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