



6575 CENTRAL SAANICH

Saanichton





6575 Central Saanich Road
Saanichton

SUMMARY OVERVIEW



LISTING PRICE:	\$1,750,000 + GST
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LIVING AREA:	2,380 sq. ft.
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BEDROOMS:	4
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BATHROOMS:	3
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Welcome to 6575 Central Saanich Rd, located in the sought-after neighbourhood of Tanner Ridge. This 2,380 sqft brand new contemporary home offers 4 bedrooms, 3 bathrooms, and panoramic valley and mountain views. The well-designed floor plan highlights an open concept living area with a two-sided fireplace, exquisite finishings, and an expansive south/west facing front deck. The gourmet chef's kitchen has a walk-in pantry, waterfall edge quartz countertops, and premium KitchenAid appliances including a 36" gas range. The spacious primary bedroom features 11ft vaulted ceilings and spa-like en-suite with a separate walk-in shower and soaker tub. Upstairs features two additional bedrooms, a full bathroom, and a large patio to enjoy gorgeous sunsets. Outside you will find a fully landscaped backyard, fencing, and a gas bbq hookup, a perfect space for entertaining. Additional highlights included u/g irrigation, dual zone heat pumps, on-demand gas hot water and EV charging plug-in. From the rural landscape to everything Central Saanich has to offer, this home is sure to impress!



Property Floorplan

Main Floor 1,233 sq. ft.
Upper Floor 927 sq. ft.
Lower Floor 220 sq. ft.

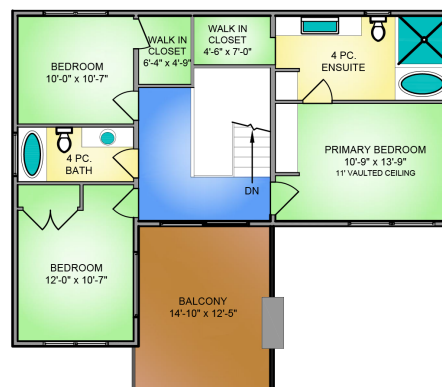
TOTAL AREA 2,380 sq. ft.

Deck / Patio 976 sq. ft.
Garage 360 sq. ft.

UPPER FLOOR

927 SQ. FT.

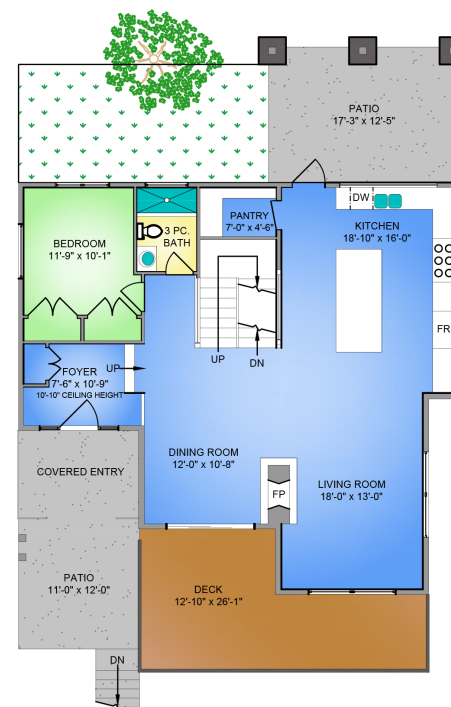
9' CEILING HEIGHT



MAIN FLOOR

1233 SQ. FT.

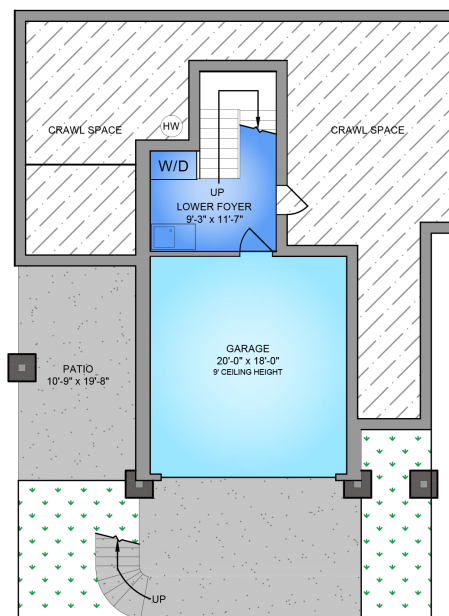
9' CEILING HEIGHT



LOWER FLOOR

220 SQ. FT.

9' CEILING HEIGHT



NORTH



0' 5' 10'
SCALE

* DIMENSIONS ARE FOR REFERENCE PURPOSES ONLY AND ARE NOT TAKEN FROM ORIGINAL BLUEPRINTS



Property Photos

EXTERIOR





Property Photos

INTERIOR





Property Photos

KITCHEN





Property Photos

PRIMARY BEDROOM
& ENSUITE





Property Photos

EXTERIOR





Features & Finishes

QUALITY WITHOUT COMPROMISE

- Panoramic valley & mountain views in sought after Tanner Ridge
- South/West facing with abundant sun exposure
- 2,380 sqft of finished living space
- 4 bedrooms 3 bathrooms
- Quartz throughout
- Engineered wide plank Hardwood
- Double car garage
- Metal roof

INTERIOR DESIGN

- Open concept living space
- Brushed Oak engineered hardwood throughout
- Direct vent fireplace
- Engineered hardwood staircase
- Solid core doors throughout the main and upper level
- Black hardware throughout

EXTERIOR DESIGN

- Horizontal T & G narrow profile cedar siding w/ natural stain
- Modern acrylic stucco, K2 Pacific Ashlar stone feature walls
- Black Aluminum Clad windows
- Front deck w/ oversized sliding doors
- Modern black framed garage doors
- Grand front entrance way w/ sunken foyer.

GOURMET KITCHEN

- Six burner gas range
- Built in hood fan feature wrapped in Walnut millwork
- Large walk-in pantry
- White shaker cabinets
- Oversized island w/ waterfall countertops
- Silestone Ethereal Haze, Suede Quartz Countertops
- Gourmet premium appliances including:
 - ☑ *KitchenAid® 36" Smart Commercial-Style Gas Range with 6 Burners,*
 - ☑ *KitchenAid® 21 3/4" Countertop Convection Microwave Oven*
 - ☑ *KitchenAid® 20 cu. ft. 36-Inch Width Counter-Depth French Door Refrigerator*
 - ☑ *EMMENTAL® 24" French Door Beverage Center*
 - ☑ *KitchenAid® 39 dBA Dishwasher in PrintShield™ Finish with Third Level Utensil Rack*
 - ☑ *Best® Built-in hood CP3 Series*



Features & Finishes

PRIMARY BEDROOM & EN-SUITE

- Primary bedroom w/ 11 ft. vaulted ceilings
- Spacious walk-in closet w/ custom millwork and organizer
- Frameless glass walk-in shower
- Separate soaker tub
- In-floor radiant heating
- Right height elongated toilet
- 24" x 24" Julian Gray Floor tile
- Floating vanity with custom his and her vessel sink
- Under-mount motion sensor lighting

LANDSCAPING & YARD

- Professional low maintenance landscaping
- Underground irrigation system

ADDITIONAL CONVENIENCE

- Dual heat pump systems for zone specific temperature controls.
- On demand gas hot water with recirculation.
- Two sided custom gas fireplace with floating hearth surround
- Backyard outdoor entertainment area
- Black Aluminum clad windows.
- Dedicated EV Charging
- 5' Crawlspace & plenty of storage throughout
- Fully roughed-in second laundry room
- Stacked washer dryer package
 - ☑ LG WashTower™ with Centre Control™
 - 5.2 cu.ft. Washer, 7.4 cu.ft. Dryer

STAKEHOLDERS

- Construction by Citadel Projects
- National New Home Warranty:
 - ☑ *2 years material and labour*
 - ☑ *5 year building envelope*
 - ☑ *10 year structural*



Appliance Specifications



Appliance Specifications

KITCHEN



KitchenAid® 36" Smart Commercial-Style Gas Range with 6 Burners

KitchenAid® 21 3/4" Countertop Convection Microwave Oven – 1000 Watt



FEATURES AND FINISHINGS ARE SUBJECT TO CHANGE AT THE DEVELOPER'S DISCRETION



Appliance Specifications

KITCHEN



KitchenAid® 20 cu. ft. 36-Inch Width Counter-Depth French Door Refrigerator with Interior Dispense

EMMENTAL® 24" French Door Beverage Center



FEATURES AND FINISHINGS ARE SUBJECT TO CHANGE AT THE DEVELOPER'S DISCRETION



Appliance Specifications

KITCHEN



KitchenAid® 39 dBA Dishwasher in PrintShield™ Finish with Third Level Utensil Rack

Best®: Built-in hood CP3 Series



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Appliance Specifications

KITCHEN



LG® WKEX200HBA

LG WashTower™ with Centre Control™

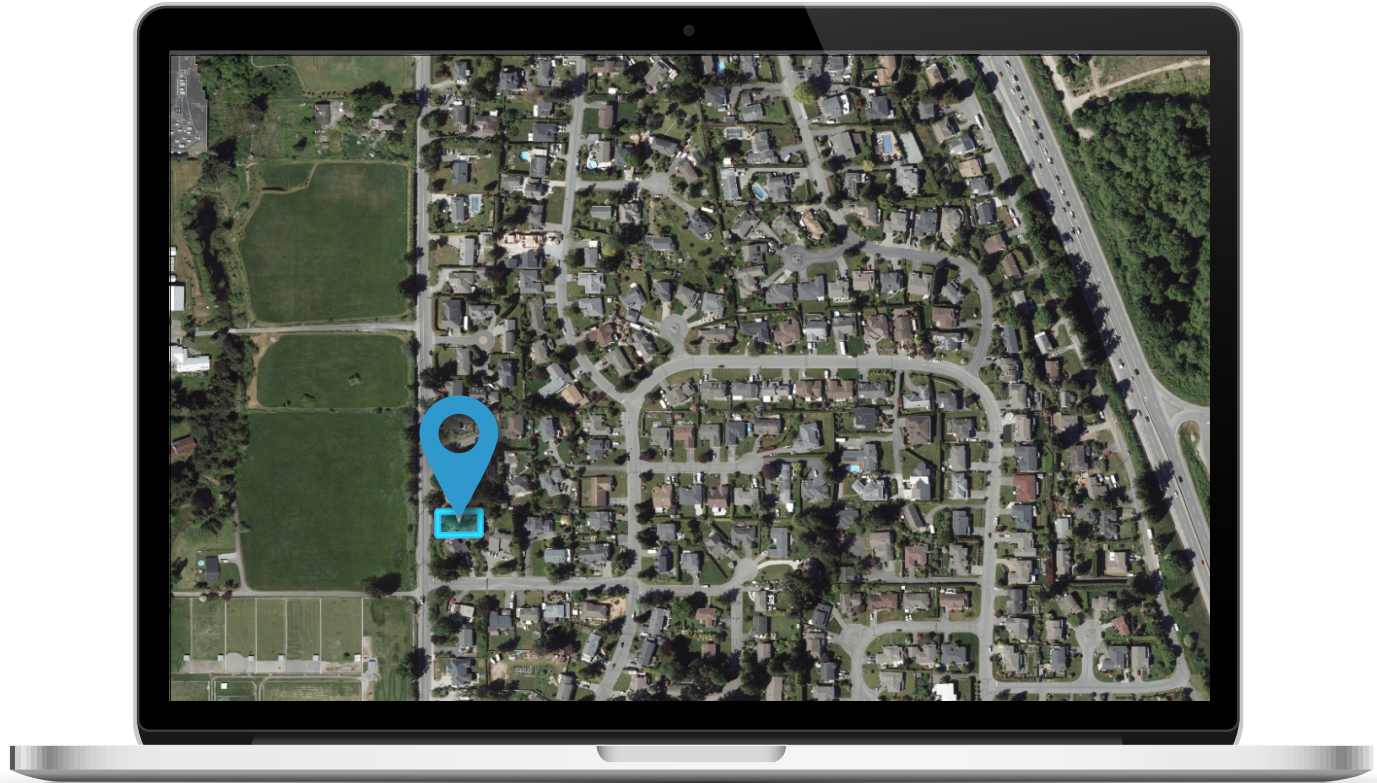
5.2 cu.ft. Washer, 7.4 cu.ft. Dryer

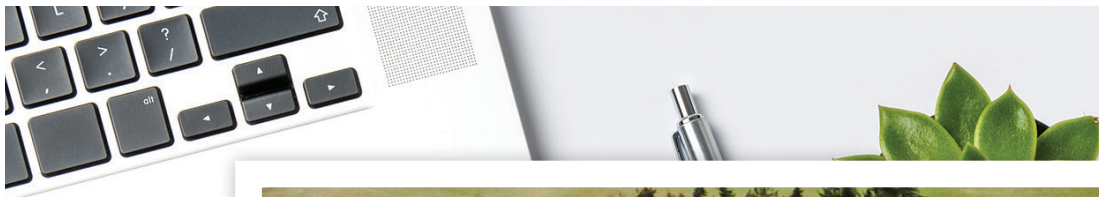
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Location

(GIS) MAPPING







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