



9600 ARDMORE

North Saanich





FOR SALE



9600 Ardmore Drive

North Saanich

SUMMARY OVERVIEW



LISTING PRICE:

\$2,995,000



LIVING AREA:

3,109 sq. ft.



BEDROOMS:

4



BATHROOMS:

3



Exceptional waterfront home offering spectacular ocean views with private beach access! Situated on a beautifully landscaped 0.69-acre lot, this 3,109 SF home is surrounded by mature greenery and picturesque shoreline making it the perfect location for an idyllic west coast lifestyle. Highlights include floor to ceiling windows w/ stunning views, a spacious kitchen & living area that's perfect for entertaining, & master suite w/ 6-pc ensuite & private sun deck. Step outside to an outstanding living space w/ Western exposure, access to the sandy beach via stairs, multiple tiered decks & patio space that is ideal for enjoying the active waterfront & scenic sunsets. Other features include a 1 bed in-law suite w/ separate entrance on the lower level. Situated on the coveted west side of the Saanich Peninsula, this home allows you to experience a quintessential west coast lifestyle while enjoying all comforts of close by amenities.

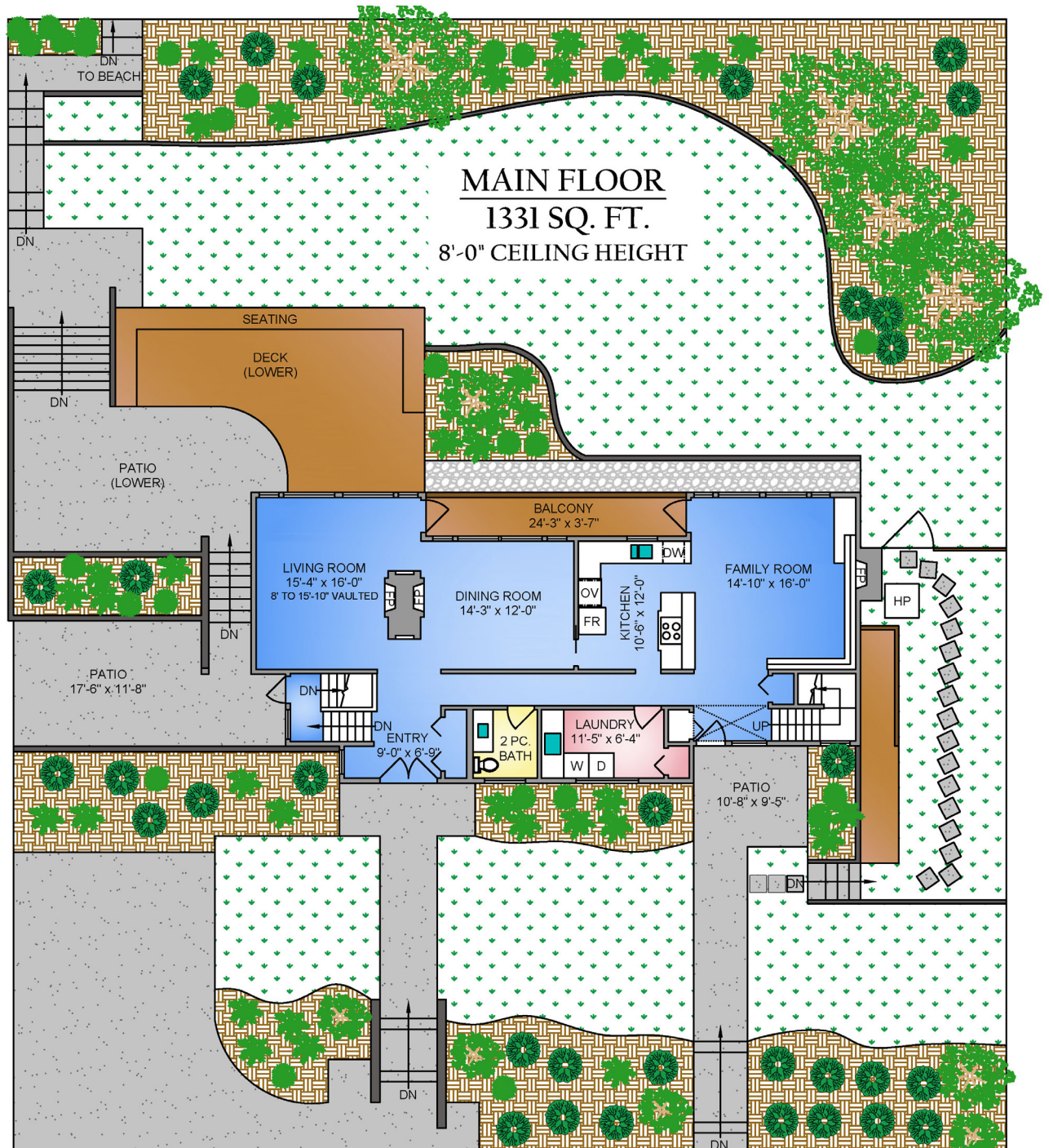


Property Floorplan

Main Floor 1,331 sq. ft.
Upper Floor 776 sq. ft.
Lower Floor 1,002 sq. ft.

TOTAL AREA 3,109 sq. ft.

Deck / Patio 1,182 sq. ft.



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



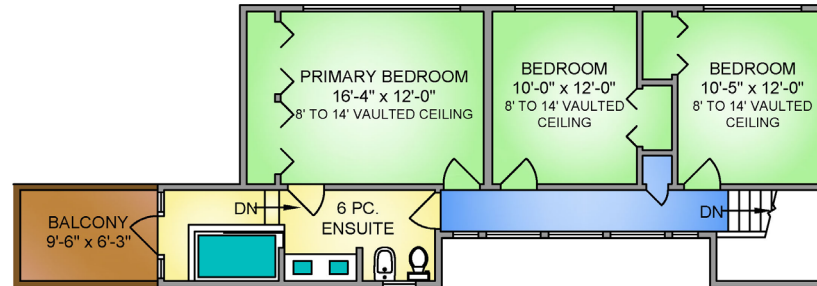
Property Floorplan

Main Floor	1,331 sq. ft.
Upper Floor	776 sq. ft.
Lower Floor	1,002 sq. ft.

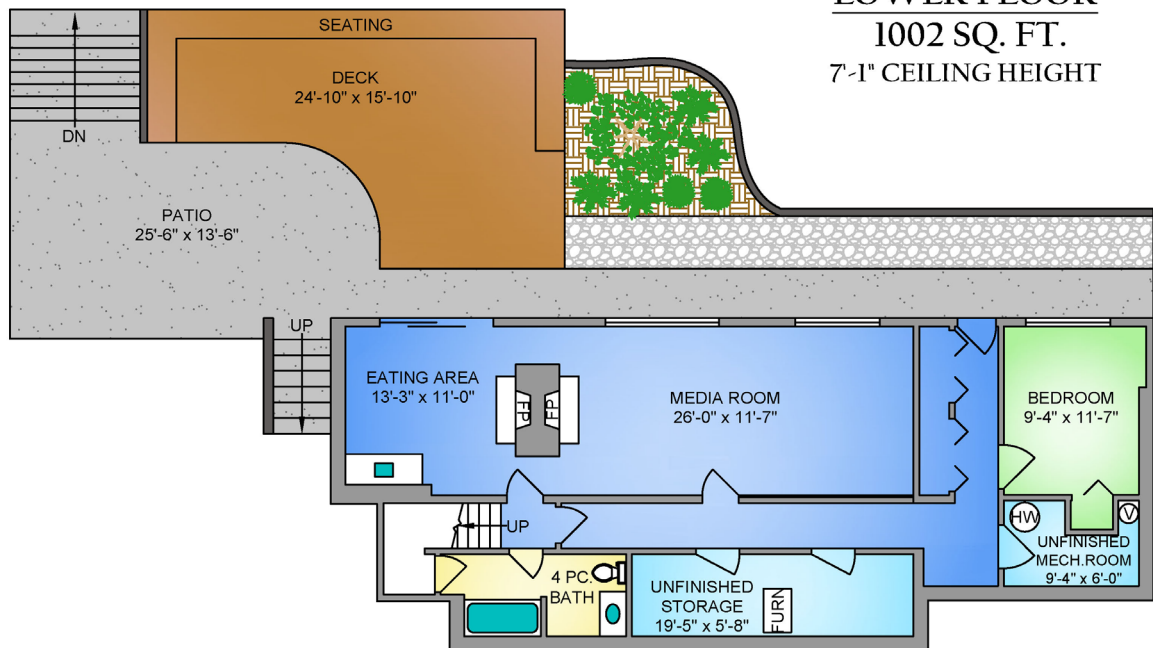
TOTAL AREA 3,109 sq. ft.

Deck / Patio 1,182 sq. ft.

UPPER FLOOR 776 SQ. FT. 8'-0" CEILING HEIGHT



LOWER FLOOR 1002 SQ. FT. 7'-1" CEILING HEIGHT



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Property Photos

EXTERIOR





Property Photos

INTERIOR





Property Photos

INTERIOR





Property Photos

INTERIOR





Property Photos

IN-LAW SUITE





Property Photos

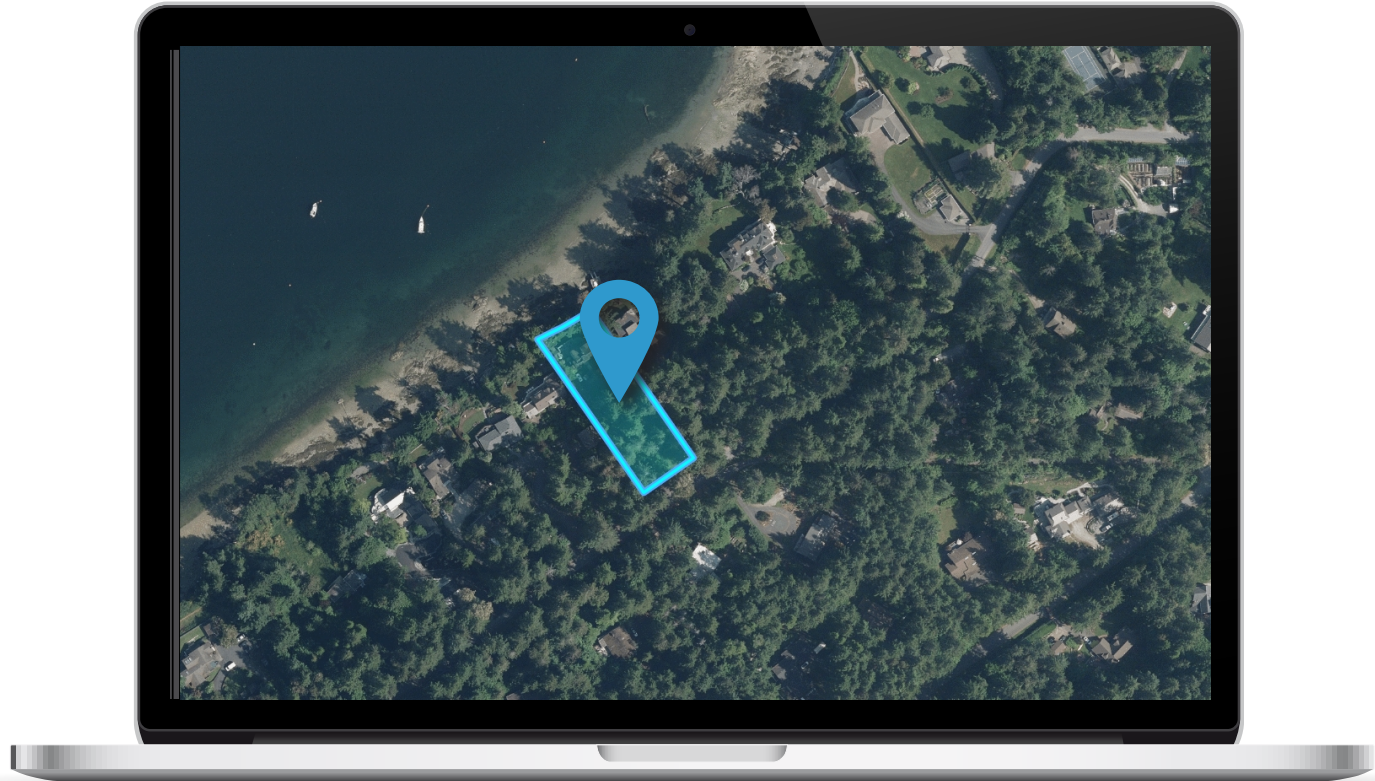
EXTERIOR

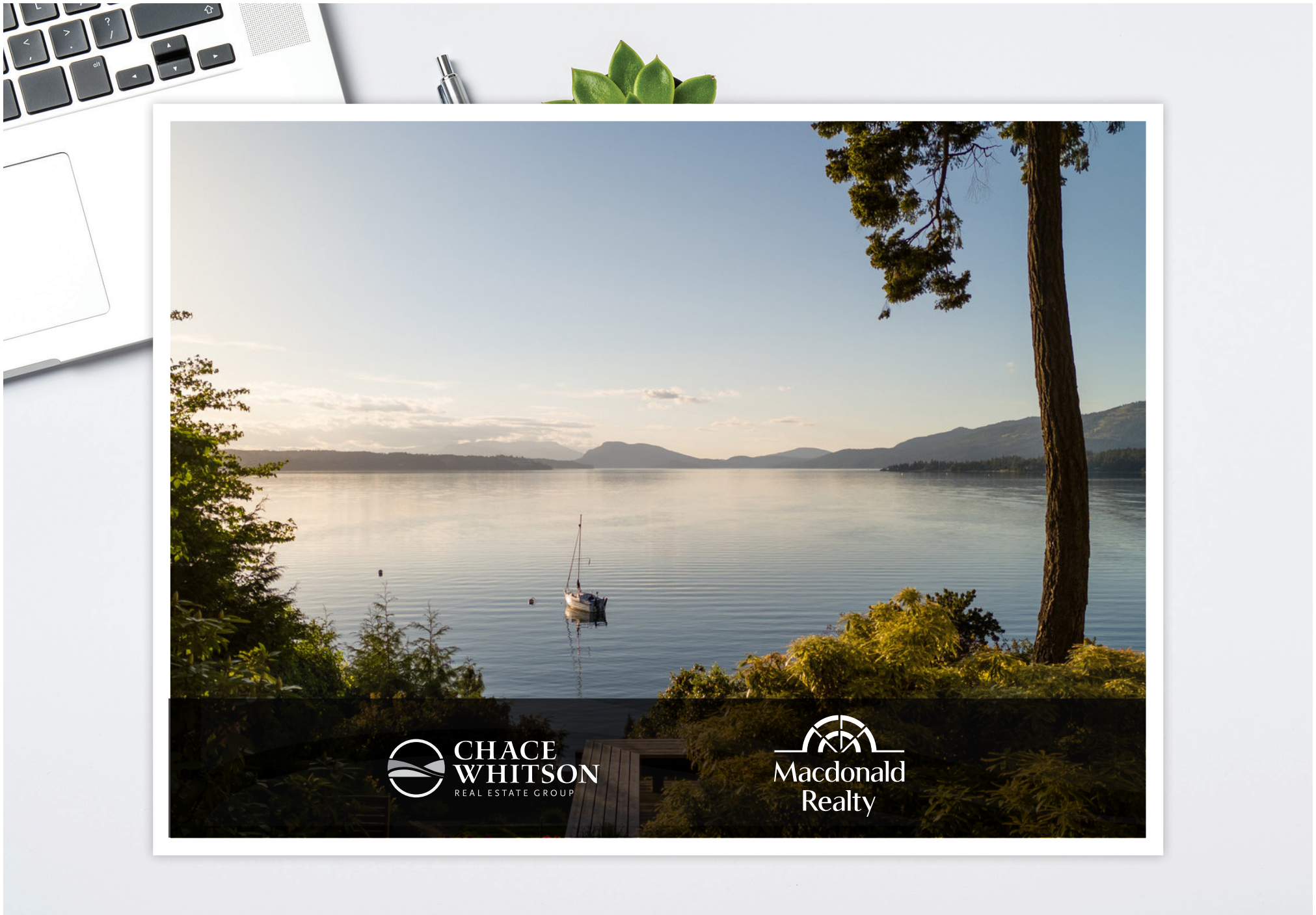




Location

(GIS) MAPPING







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