



# 867 Bradley Dyne

Ardmore, North Saanich





FOR SALE



# 867 Bradley Dyne Rd

North Saanich

Summary Overview



LISTING PRICE: \$3,500,000



LIVING AREA: 4,201 sq. ft.



BEDROOMS: 5



BATHROOMS: 6



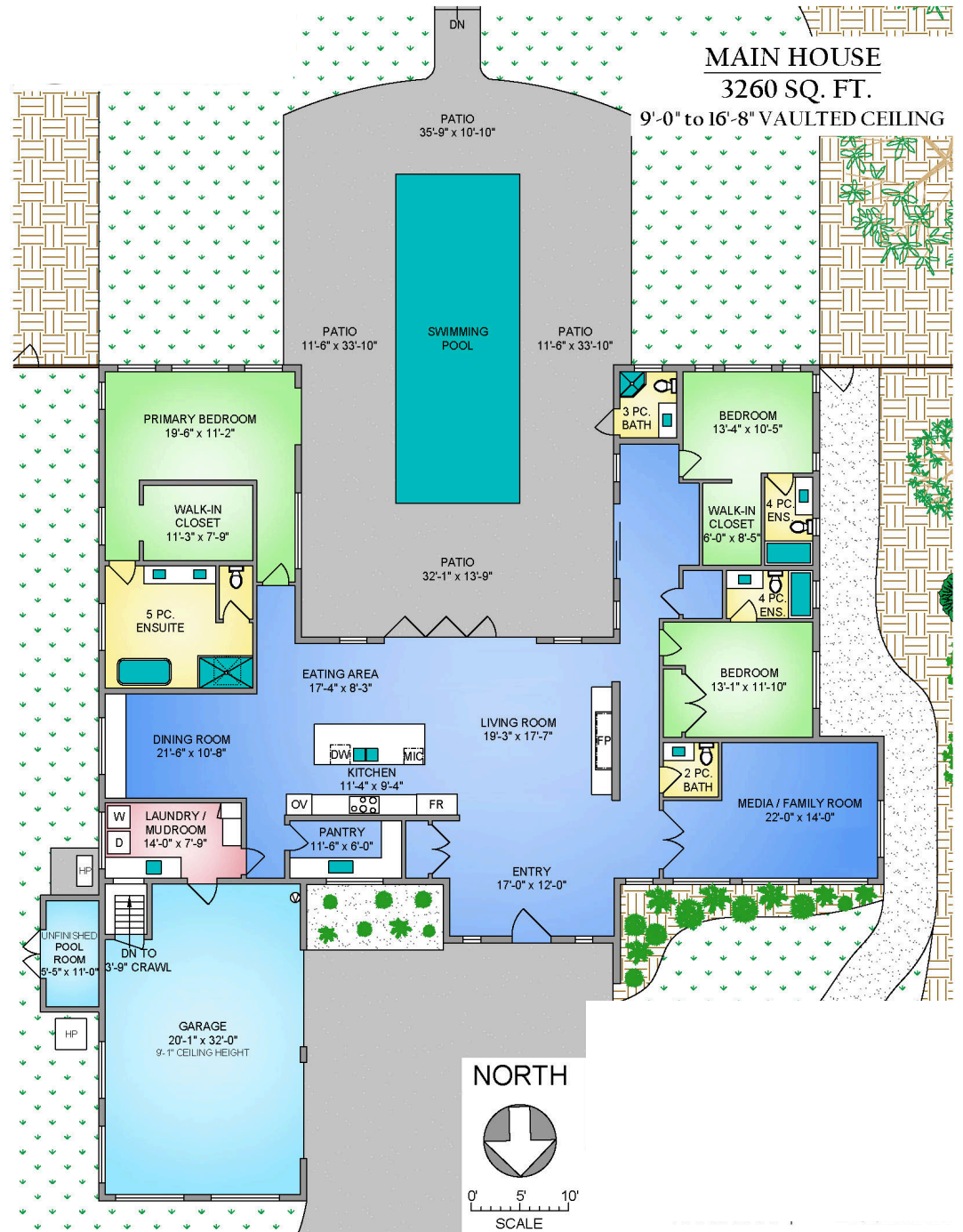


Award-winning West Coast modern estate built by White Wolf Homes w/ interiors by Kimberly Williams, offering over 4,200 sq ft of refined single-level living on a private, sun-filled 1-acre lot. Thoughtfully designed for comfort & entertaining, this home features 3 spacious bedrooms, each w/ own ensuite. Soaring 16-ft vaulted ceilings, expansive floor-to-ceiling windows, & collapsing Nano doors open to a stunning inner courtyard, creating a bright, airy ambiance. The chef-inspired kitchen boasts a premium Wolf cooktop, wall oven, 48" fridge, wine storage, walnut cabinetry by Thomas Birch, & a full butler's pantry. A detached 2-bedroom carriage home offers matching quality w/ its own driveway, kitchen, laundry, & spa-like bath. The south-facing yard is fully fenced & landscaped w/ a 14' x 33' heated saltwater pool, dedicated pool bathroom, & low-maintenance syn lawn, creating a serene, resort-style retreat. Located within close proximity to beaches, trails, YYJ, BC Ferries, & just 10 minutes to the town of Sidney, & 25 minutes to Victoria.



# Property Floorplan

Main House	3,260 sq. ft.
Garden Suite	941 sq. ft.
<b>TOTAL LIVING</b>	<b>4,201 sq. ft.</b>
Garage	703 sq. ft.
Patio	1,868 sq.ft.

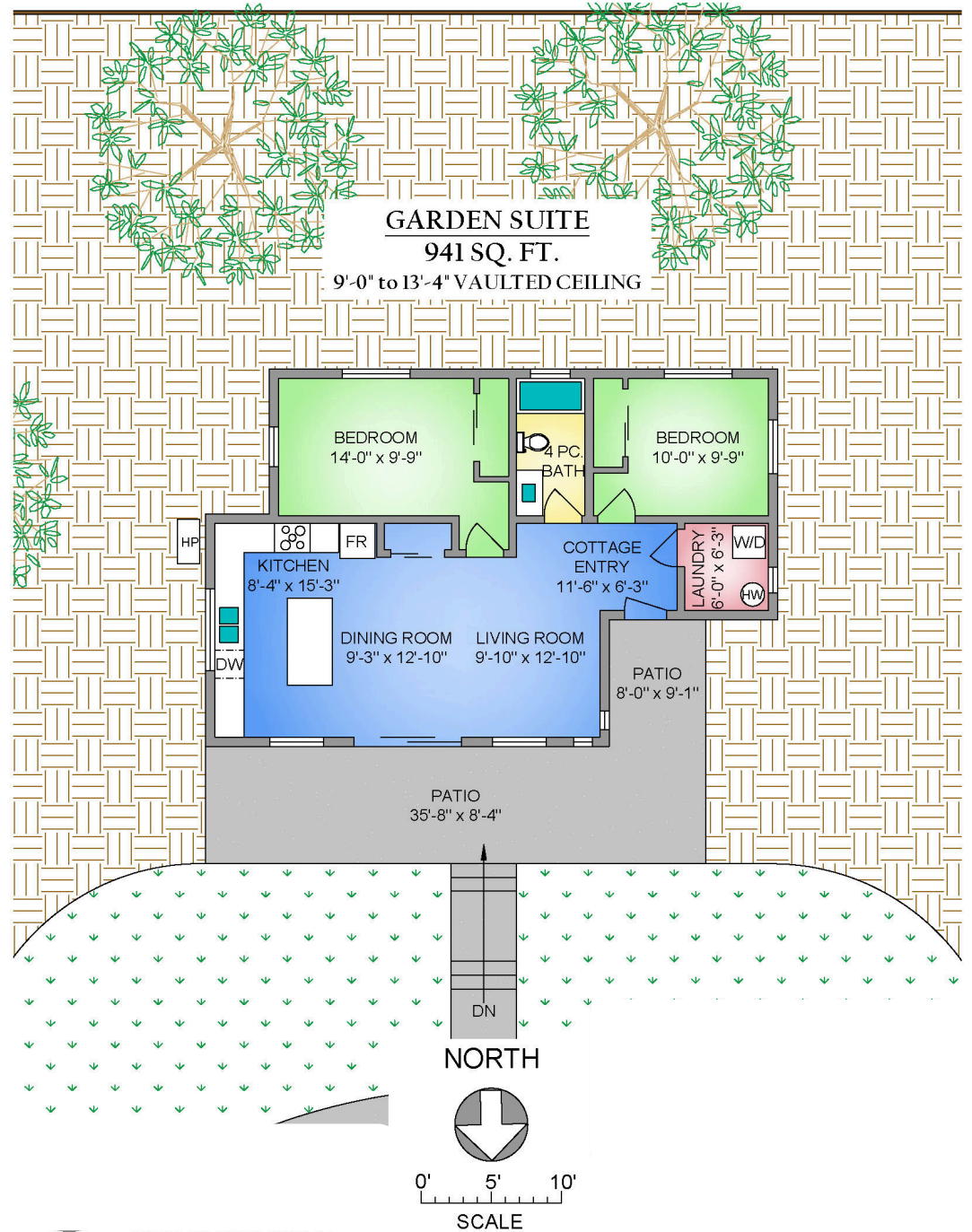


\* DimensionS are for reference purpoSeS only and are not taken from original blueprints



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# Property Photos

Exterior





# Property Photos

Interior





# Property Photos

Interior





# Spectacular Mid-Century Modern Estate

**Crafted by White Wolf Homes and recognized with multiple CARE Awards, this iconic residence has also been featured in the Times Colonist House Beautiful series.**

## Design & Interior Features

*Defined by its signature "U"-shaped design, the home embraces a private inner courtyard, creating a seamless connection between indoor and outdoor living.*

- Interior design by Kimberley Williams Interiors
- Soaring ceilings ranging from 9' to 16'
- Expansive open-concept living spaces with oversized and transom windows
- Custom walnut panelling throughout
- Engineered hardwood flooring
- Custom wood pivot main entry door
- Ensuite bathrooms for each bedroom

## Primary Suite Retreat

*A private sanctuary designed to evoke comfort and tranquility:*

- Vaulted ceilings with transom windows
- Oversized walk-in closet
- Custom walnut feature headboard
- Direct access to the pool courtyard through large sliding doors

## Spa-Inspired Ensuite

- Striking 3' x 3' skylight
- Indoor-outdoor rainfall shower experience
- Freestanding soaker tub
- Double vanity with integrated lighting
- In-floor radiant heating

## Chef's Kitchen & Living Spaces

*Designed for both everyday living and elevated entertaining:*

- Premium Wolf cooktop and wall oven
- Quartz countertops with designer tile backsplash
- Walk-in pantry with custom millwork and quartz surfaces
- Spacious laundry room with bespoke cabinetry and full-size washer & dryer
- Dramatic collapsing Nano doors opening to the courtyard
- Linear fireplace with statement tile feature wall
- Formal dining room with designer chandelier and millwork detailing
- Dedicated media room with surround sound and custom feature wall

## Resort-Style Outdoor Living

*An entertainer's dream, offering privacy and year-round enjoyment:*

- Private courtyard with 33' x 14' heated saltwater pool
- Dedicated pool bathroom
- Low-maintenance synthetic lawn
- Cedar soffits
- Fully landscaped, park-like grounds
- Optimal south-facing exposure
- Fully fenced with secure remote entry gate
- Freestanding garden shed
- Seamless indoor-outdoor integration throughout



# Spectacular Mid-Century Modern Estate

## Detached Garden Suite

*A beautifully finished, private secondary dwelling with its own driveway, designed to mirror the quality and aesthetic of the main home.*

Ideal for:

- Extended family living
- Income-generating rental (short- or long-term)
- Private guest accommodations

## Additional Convenience

- Oversized double garage with epoxy flooring
- EV charging station
- Efficient heat pump with air conditioning
- Accessible crawl space

## Location

*Positioned in one of Vancouver Island's most coveted coastal communities, Ardmore offers a rare balance of tranquility and accessibility:*

- Minutes to beaches and scenic oceanfront trails
- Close proximity to Victoria International Airport (YYJ)
- Convenient access to BC Ferries
- Approximately 25 minutes to downtown Victoria

## A Rare Offering of Architectural Distinction

*Set within the highly sought-after neighbourhood of Ardmore, this extraordinary Mid-Century Modern estate rests on a sun-drenched, south-facing 1-acre property. Thoughtfully designed and masterfully executed, the residence showcases timeless architecture paired with contemporary luxury, delivering over 3,200 sq ft of refined single-level living, complemented by a fully detached guest residence.*

## An Exceptional Opportunity

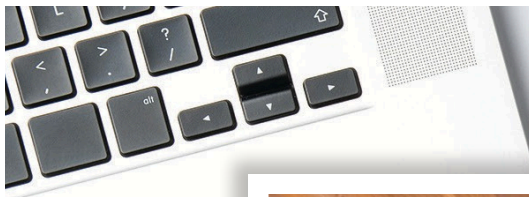
*This remarkable estate represents a rare convergence of architectural excellence, modern sophistication, and natural beauty, offering a truly elevated lifestyle in one of the Peninsula's most prestigious settings.*



## Location (GIS) Mapping



Tucked into the prestigious Ardmore enclave of North Saanich, this coveted coastal community is known for its quiet country lanes, mature trees, and close proximity to the shoreline. Offering a peaceful, rural setting just minutes to Deep Cove, local marinas, and the amenities of Sidney, Ardmore delivers an exceptional West Coast lifestyle surrounded by nature.



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