

Sun, Seclusion, Serenity.

\$ 1,395,000



Immaculate home situated on an exceptionally beautiful & diverse waterfront property on the sunny side of Galiano. Launch your boat & explore the myriad of islands. Sit by the ocean & be on the look out for seals, whales, otters & shore birds: the nature channel is on 24/7 & you will be pleasantly surprised by the various sights & sounds. Fertile soil in the valley will inspire you to grow vegetables. Trails criss cross the 2.24 acres. Pause at the gazebo to gaze over a tranquil bay. So much to explore & so many inviting places to simply hang out - on your own land! Truly a paradise!

Address	MLS	Type	Lot Size	Zoning	Size	Bedrooms	Bathrooms
20905_Porlier_Pass_Road		Waterfront	2.24 acres	SLR	3,200 sqft	4	3 1/2 baths



SOLD



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Over twenty years experience in the Southern Gulf Islands

Located in the Southern Gulf Islands, Galiano Realty is your number one choice for quality listings.



Lovely yard with mature shrubs, flowering bushes and fruit trees.



Visitors showing off in front of the property.



Boat launch and lift. View to the west and northwest. Short stair case down to the cemented pad.



Flat cemented boat launch. Panoramic view to the south of Trincomali Channel.



Mud room with handicap accessible double walk-in shower and separate toilet.



Chefs will love this modern kitchen with separate pantry. Quartz counter tops and handpainted tiles



Eating area with wood stove in the corner. Plenty of seasoned firewood in the woodshed.



In floor radiant hot water heating throughout the house. Eastern maple floor in dining/living room.



3,200 sqft custom crafted home, post and beam style with 10 foot ceilings in the great room.



Centerpiece of the great room is this efficient wood burning fire place.



On the main floor: one of the 2 Murphy beds to maximize floor space in the guest bedrooms.



Exquisitely crafted maple stair case and wainscoting. Quality finishing throughout the house.



One of the 2 master BR upstairs. Both have maple flooring, vaulted ceiling, walk in closets.



Cork flooring in both 4 piece ensuites for the upstairs master bedrooms.



2nd master BR; access to the seaside balcony to enjoy unparalleled ocean and mountain views.



Oversized claw foot antique bath tub in the 5 piece ensuite. Walnut cabinetry and double sinks.



2 car garage with workshop. There are also a wood and tool shed, generator and propane tank onsite.



A 25,000 gallon water tank and several smaller tanks to be used for fire fighting and irrigation.



Sunsets can be admired year round due to its southern, western and northwestern exposure.