

\$2,250,000 - 468 Arbutus Ave, Duncan

MLS® #1013372

\$2,250,000

4 Bedroom, 4.00 Bathroom, 2,900 sqft

Single Family on 0.78 Acres

East Duncan, Duncan, British Columbia

Welcome to your private oceanfront paradise in Maple Bay! With 325 ft of unobstructed south-facing shoreline, this fully renovated 2,900 sq/ft home offers breathtaking views from every room. An 18-ft NanaWall opens the living room to a 254-ft wrap-around balcony that nearly touches the water, perfect for entertaining or quiet relaxation. Set on a no-through road, enjoy total privacy with only the sounds of waves and nature. Outdoor enthusiasts will love Maple Mountain's trails just steps away, plus Mount Tzouhalem and nearby marinas. Moor your boat on the buoy out front or head to the yacht club. The lush yard features a creek for summer swims, refreshing winter plunges, and a hot tub for year-round enjoyment. Multiple south-facing decks are ideal for family barbecues, while extras include a detached 2-car garage, carport, and guest shack—perfect for visitors or rental income. A rare chance to blend luxury, nature, and adventure in sought-after Maple Bay! (id:6289)

Built in 1975

Essential Information

Listing #	1013372
Price	\$2,250,000
Bedrooms	4
Bathrooms	4.00
Square Footage	2,900



Acres	0.78
Year Built	1975
Type	Single Family
Sub-Type	Freehold
Style	Westcoast

Community Information

Address	468 Arbutus Ave
Subdivision	East Duncan
City	Duncan
Province	British Columbia
Postal Code	V9L5X6

Amenities

Features	Private setting, Southern exposure, See remarks, Other
Parking Spaces	6
View	Mountain view, Ocean view
Is Waterfront	Yes
Waterfront	Waterfront on ocean

Interior

Heating	Forced air, Heat Pump
Cooling	Air Conditioned
Fireplace	Yes
# of Fireplaces	1

Additional Information

Zoning	Residential
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Listing Details

Listing Office	Sotheby's International Realty Canada
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