

# \$899,000 - 372 Bates Dr, Fanny Bay

MLS® #1016088

**\$899,000**

2 Bedroom, 1.00 Bathroom, 1,829 sqft

Single Family on 2.02 Acres

Union Bay/Fanny Bay, Fanny Bay, British Columbia

On a private and peaceful 2.02-acre parcel, this 1299 sf south facing home has amazing potential. The 2-bedroom bungalow is on a 4-foot crawl space. The kitchen is galley style that overlooks the large yard and deck with an adjacent dining area. The living room has a wood stove for cozy nights. A spacious laundry / storage room next to the kitchen can be used as a pantry and extra storage. A 4-piece bathroom rounds out the home. There is a new heat pump (2024), 200-amp service, metal roof on all buildings, windows redone in 2011 and an excellent well. Surrounded by mature trees that ensures solitude, the yard has several storage buildings, a well house, 2 carports, a fenced garden and an unrealized capacity for development. Or you can simply enjoy the current amenities and the short walk to the ocean. This property has been in the George Sawchuk family, prestigious local artist, for decades, known previously as the "œwacky woods". Come and experience west coast living (id:6289)

Built in 1978

## Essential Information

|           |           |
|-----------|-----------|
| Listing # | 1016088   |
| Price     | \$899,000 |
| Bedrooms  | 2         |
| Bathrooms | 1.00      |



|                |               |
|----------------|---------------|
| Square Footage | 1,829         |
| Acres          | 2.02          |
| Year Built     | 1978          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 372 Bates Dr        |
| Subdivision | Union Bay/Fanny Bay |
| City        | Fanny Bay           |
| Province    | British Columbia    |
| Postal Code | V0R1W0              |

### Amenities

|                |                                                    |
|----------------|----------------------------------------------------|
| Features       | Acreage, Private setting, Southern exposure, Other |
| Parking Spaces | 4                                                  |

### Interior

|                 |                                    |
|-----------------|------------------------------------|
| Appliances      | Refrigerator, Stove, Washer, Dryer |
| Heating         | Wood Heat Pump                     |
| Cooling         | None                               |
| Fireplace       | Yes                                |
| # of Fireplaces | 1                                  |

### Additional Information

|        |             |
|--------|-------------|
| Zoning | Residential |
|--------|-------------|

### Listing Details

|                |                                              |
|----------------|----------------------------------------------|
| Listing Office | Sotheby's International Realty Canada (Vic2) |
|----------------|----------------------------------------------|



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