

\$2,100,000 - 3045 Montague Rd, Galiano Island

MLS® #994954

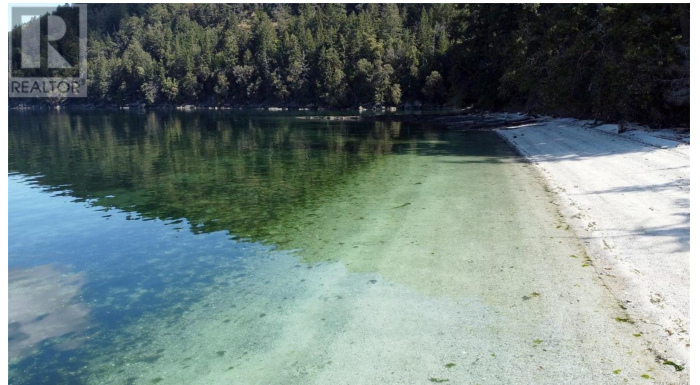
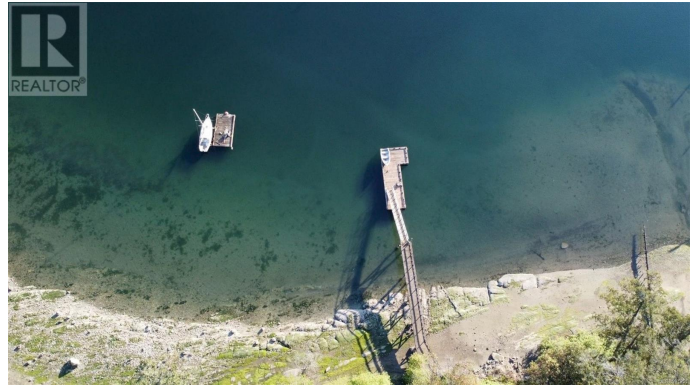
\$2,100,000

1 Bedroom, 1.00 Bathroom, 1,034 sqft

Single Family on 2.25 Acres

Galiano, Galiano Island, British Columbia

This stunning 2.25 Acre property with 375 feet of west facing water frontage on Montague Harbour is on the market for the first time in over 30 years. The lush, gently sloped property is buffered from the road and neighbours by a large stand of cedar trees and includes an original, 1960s Pan-Abode cottage with a new detached garage. Your own private deep water year round moorage with a foreshore lease so that you can keep your boat nearby. This property is waiting for you to build your dream home/family compound gathering place. Low bank, west facing property is rare on the Gulf Islands and this is the perfect location to create a family haven to enjoy for many years and generations. Protected by Parker Island, it is a microclimate with calm waters, sheltered from the elements. Galiano Island offers a Medical center, a school that goes from K to 8th grade. The volunteer fire department is also key to a healthy community. Groceries are available from 3 options on the Island not to mention the local markets in the summer with fresh produce. Foodies will delight with the great culinary options including one of Canada's top restaurants, Pilgrimme, located just a short walk from this property. More eating out options include The Crane and Robin, Wild 1 Cookhouse, La Lena Pizza Patio & Black Dog take out and the legendary Hummingbird Pub that offers bus service from Montague Harbour during the summer season. The Island is a nature lover's paradise with white shell



beaches, forest trails and prime conditions for hiking, mountain biking, walking, bird watching, paddling, beach combing & ocean swimming. It is also a creative haven where youâ€™ll find many galleries to browse down quiet country roads. Galiano is easily accessible from Vancouver or Victoria by ferry, private boat or sea plane. (id:6289)

Built in 1960

Essential Information

Listing #	994954
Price	\$2,100,000
Bedrooms	1
Bathrooms	1.00
Square Footage	1,034
Acres	2.25
Year Built	1960
Type	Single Family
Sub-Type	Freehold
Style	Cottage, Cabin, Log house/cabin

Community Information

Address	3045 Montague Rd
Subdivision	Galiano
City	Galiano Island
Province	British Columbia
Postal Code	V0N1P0

Amenities

Features	Wooded area, Other, Moorage
Parking Spaces	4
View	Mountain view, Ocean view
Is Waterfront	Yes
Waterfront	Waterfront on ocean

Interior

Heating	Baseboard heaters
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Cooling None

Additional Information

Zoning Residential

Listing Details

Listing Office Coldwell Banker Oceanside Real Estate



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