



Presented by:
Dee Elliott PREC*

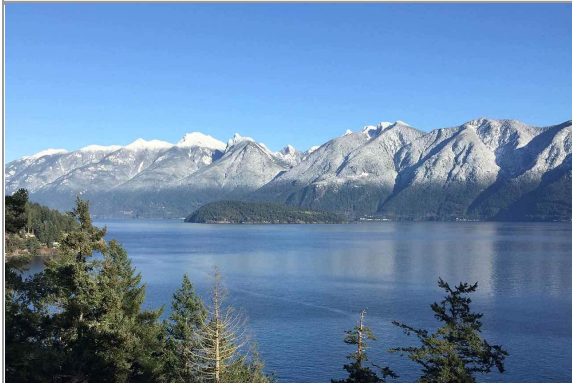
Macdonald Realty (Van)
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Active
R2229514
Board: V
House/Single Family

268 JASON ROAD
Bowen Island
Bowen Island
V0N 1G1

Residential Detached
\$1,339,000 (LP)
(SP)



Sold Date: Frontage (feet): **0.00** Original Price: **\$1,339,000**
Meas. Type: **Feet** Bedrooms: **3** Approx. Year Built: **1997**
Depth / Size: Bathrooms: **3** Age: **20**
Lot Area (sq.ft.): **31,581.00** Full Baths: **3** Zoning: **SR**
Flood Plain: Half Baths: **0** Gross Taxes: **\$4,047.92**
Rear Yard Exp: For Tax Year: **2017**
Council Apprv?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: P.I.D.: **004-753-003**
Tour:

View: **Yes: Howe Sound/Sea to Sky Corridor**
Complex / Subdiv:
Services Connected: **Electricity, Septic, Water**

Style of Home: **3 Storey**
Construction: **Log**
Exterior: **Log**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **3**
Fireplace Fuel: **Propane Gas, Wood**
Water Supply: **Well - Drilled**
Fuel/Heating: **Baseboard, Electric, Wood**
Outdoor Area: **Patio(s), Sundeck(s)**
Type of Roof: **Metal**

Reno. Year: **2008**
R.I. Plumbing:
R.I. Fireplaces:

Total Parking: Covered Parking: Parking Access:
Parking: **Open**
Dist. to Public Transit: Dist. to School Bus:
Title to Land: **Freehold NonStrata**
Property Disc.: **Yes**
PAD Rental:
Fixtures Leased: **Yes: Propane Tank**
Fixtures Rmvd: :
Floor Finish:

Legal: **VAP13062 LOT I BLK 37 DL 1553**

Amenities:
Site Influences: **Waterfront Property**
Features: **Clothes Washer/Dryer, ClthWsh/Dryr/Frdg/Stve/DW, Free Stand F/P or Wdstove, Refrigerator, Stove, Vaulted Ceiling**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	9'5 x 13'	Below	Bedroom	10'10 x 12'7			x
Main	Dining Room	11'6 x 13'	Below	Flex Room	6'3 x 8'11			x
Main	Living Room	13' x 14'6	Below	Den	9'4 x 11'4			x
Main	Flex Room	8'1 x 10'1						x
Main	Office	9'11 x 10'2						x
Main	Bedroom	9'2 x 13'5						x
Above	Master Bedroom	12' x 13'4						x
Below	Kitchen	9'7 x 12'						x
Below	Dining Room	9' x 10'6						x
Below	Family Room	12'8 x 14'3						x

Finished Floor (Main):	1,120	# of Rooms:	13	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	228	# of Kitchens:	2	1	Main	5	Yes	Barn:
Finished Floor (Below):	1,120	# of Levels:	3	2	Above	4	Yes	Workshop/Shed:
Finished Floor (Basement):	0	Suite:		3	Below	4	No	Pool:
Finished Floor (Total):	2,468 sq. ft.	Crawl/Bsmt. Height:		4				Garage Sz:
Unfinished Floor:	0	Beds in Basement: 0	Beds not in Basement: 3	5				Door Height:
Grand Total:	2,468 sq. ft.	Basement: None		6				
				7				
				8				

Listing Broker(s): **Macdonald Realty (Van)**

Perched above Scarborough Beach and at the end of a quiet street, this immaculately maintained 3/4 + bedroom 3 bath, waterfront log house represents fantastic value in today's market. Master Bedroom/ensuite with the tub and a view situated in a vaulted loft above the open plan LR,DR,Kitch. Floor to ceiling windows emphasize a dramatic view across Howe Sound towards the Sea to Sky corridor and North Shore Mountains. Spacious guest-suite with large deck. Terraced landscaping on three sides of the house leads down to the lower garden area with a grove of specimen trees.