



Presented by:
Dee Elliott PREC*

Macdonald Realty
Phone: 604-612-7798
www.bowenhomes.ca
dee_elliott@yahoo.com



Active **1143 LENORA ROAD** Residential Detached
R2259922 Bowen Island **\$999,000** (LP)
 Board: V Bowen Island (SP)
 House/Single Family V0N 1G1



Sold Date: Frontage (feet): **0.00** Original Price: **\$1,028,000**
 Meas. Type: **Feet** Bedrooms: **3** Approx. Year Built: **1992**
 Depth / Size: Bathrooms: **3** Age: **26**
 Lot Area (sq.ft.): **8,633.00** Full Baths: **3** Zoning: **SR2**
 Flood Plain: Half Baths: **0** Gross Taxes: **\$3,169.35**
 Rear Yard Exp: For Tax Year: **2017**
 Council Apprv?: Tax Inc. Utilities?: **No**
 If new, GST/HST inc?: P.I.D.: **009-079-955**
 Tour: **Virtual Tour URL**

View: :
 Complex / Subdiv:
 Services Connected: **Electricity, Septic, Water**

Style of Home: 2 Storey	Total Parking: Covered Parking: Parking Access:
Construction: Frame - Wood	Parking: Open
Exterior: Wood	Dist. to Public Transit: Dist. to School Bus:
Foundation: Concrete Perimeter	Title to Land: Freehold NonStrata
Rain Screen: Renovations: # of Fireplaces: 1	Property Disc.: Yes
Fireplace Fuel: Propane Gas	PAD Rental:
Water Supply: City/Municipal	Fixtures Leased: No :
Fuel/Heating: Baseboard, Propane Gas	Fixtures Rmvd: :
Outdoor Area: Fenced Yard, Sundeck(s)	Floor Finish:
Type of Roof: Asphalt	

Legal: **PLAN 11393 LOT 47 BLK 6 DL 490**

Amenities:

Site Influences: **Central Location, Marina Nearby, Private Yard, Recreation Nearby, Shopping Nearby**

Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	6' x 8'	Above	Bedroom	8'6" x 11'3"			x
Main	Living Room	11'10" x 16'3"			x			x
Main	Den	11'2" x 15'3"			x			x
Main	Dining Room	11'4" x 18'			x			x
Main	Kitchen	10' x 11'			x			x
Main	Family Room	11'4" x 14'11"			x			x
Above	Master Bedroom	11'2" x 14'			x			x
Above	Walk-In Closet	4'10" x 7'2"			x			x
Above	Office	11'4" x 14'10"			x			
Above	Bedroom	9'9" x 9'11"			x			

Finished Floor (Main): 1,412	# of Rooms: 11	Bath	Floor	# of Pieces	Ensuite?	Outbuildings Barn: Workshop/Shed: Pool: Garage Sz: Door Height:
Finished Floor (Above): 854	# of Kitchens: 1	1	Main	3	No	
Finished Floor (Below): 0	# of Levels: 2	2	Above	4	Yes	
Finished Floor (Basement): 0	Suite:	3	Above	4	No	
Finished Floor (Total): 2,266 sq. ft.	Crawl/Bsmt. Height:	4				
Unfinished Floor: 0	Beds in Basement: 0	5				
Grand Total: 2,266 sq. ft.	Basement: None	6				
	Bedrooms not in Basement: 3	7				

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

This Deep Bay charmer exudes loving energy and positive vibes inside and out. Close to the ferry, school, churches and easy walking distance to Pebbly Beach, this property ticks all the boxes for Bowen buyers. Featuring 3 bedrooms, 3 baths, a secret office/flex space off the master bedroom, a Family Room plus a Den. In the sun filled garden within a fully fenced yard is a rose garden with over 50 varieties.