



Presented by:
Dee Elliott PREC*

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



Active
R2294043
Board: V
House/Single Family

506 COLLINS ROAD

Bowen Island
Bowen Island
V0N 1G1

Residential Detached

\$879,000 (LP)

(SP)



Sold Date:	Frontage (feet):	0.00	Original Price: \$879,000
Meas. Type: Feet	Bedrooms:	5	Approx. Year Built: 1981
Depth / Size:	Bathrooms:	3	Age: 37
Lot Area (sq.ft.): 6,098.00	Full Baths:	3	Zoning: SR2
Flood Plain:	Half Baths:	0	Gross Taxes: \$2,592.00
Rear Yard Exp:			For Tax Year: 2017
Council Apprv?:			Tax Inc. Utilities?:
If new, GST/HST inc?:			P.I.D.: 009-400-265
			Tour:

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

Style of Home: **3 Storey**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **2**
Fireplace Fuel: **Wood**
Water Supply: **City/Municipal**
Fuel/Heating: **Baseboard, Wood**
Outdoor Area: **Fenced Yard, Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
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: **No** :
Fixtures Rmvd: :
Floor Finish:

Legal: **VAP10433 LOT 1 LOT DISTRICT 1626 LAND DISTRICT 36**

Amenities:

Site Influences: **Central Location, Marina Nearby, Private Setting, Private Yard, Recreation Nearby, Shopping Nearby**
Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	11'6 x 19'	Below	Den	7'7 x 16'			x
Main	Dining Room	11'3 x 17'	Below	Dining Room	9'1 x 14'			x
Main	Kitchen	7'9 x 11'	Below	Kitchen	8'10 x 10'3			x
Main	Pantry	3'6 x 7'	Below	Bedroom	7'8 x 16'3			x
Main	Bedroom	8'3 x 13'6	Below	Bedroom	8'6 x 10'11			x
Main	Office	8'3 x 14'6			x			x
Main	Foyer	6'1 x 8'6			x			x
Above	Bedroom	17'10 x 19'2			x			x
Above	Master Bedroom	11'4 x 16'7			x			
Below	Living Room	12'8 x 15'9			x			

Finished Floor (Main): **1,121**
Finished Floor (Above): **657**
Finished Floor (Below): **1,121**
Finished Floor (Basement): **0**
Finished Floor (Total): **2,899 sq. ft.**
Unfinished Floor: **0**
Grand Total: **2,899 sq. ft.**

of Rooms: **15**
of Kitchens: **2**
of Levels: **3**
Suite:
Crawl/Bsmt. Height:
Beds in Basement: **0** Beds not in Basement: **5**
Basement: **Fully Finished, Separate Entry**

Bath	Floor	# of Pieces	Ensuite?
1	Main	4	No
2	Above	3	Yes
3	Below	4	No
4			
5			
6			
7			
8			

Outbuildings
Barn:
Workshop/Shed:
Pool:
Garage Sz:
Door Height:

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

Large family home with lots of potential and flexibility for a growing family. Plus a 2 bedroom guest suite downstairs with its own separate entrance - perfect for the extended family vision. Fenced in back yard with good sized sundeck for BBQing and summer entertaining and a flat grassy area for the kids to play. Easy walking distance to Snug Cove, the school and Ferry. Across the road from Crippen Park with a multitude of trails at your doorstep.