

Active
R2412910

Board: V
House with Acreage

1454 SMITH ROAD

Sunshine Coast
Gibsons & Area
VON 1V6

Residential Detached

\$1,749,800 (LP)

(SP) 



Sold Date:	Frontage (feet):	133.00	Original Price: \$1,849,800
Meas. Type: Feet	Bedrooms:	6	Approx. Year Built: 1995
Depth / Size: 360	Bathrooms:	4	Age: 24
Lot Area (sq.ft.): 47,480.00	Full Baths:	3	Zoning: R1
Flood Plain:	Half Baths:	1	Gross Taxes: \$7,302.16
Rear Yard Exp: East			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?:
If new, GST/HST inc?:			P.I.D.: 018-046-622
			Tour: Virtual Tour URL
View:	Yes: OCEAN VIEW		
Complex / Subdiv:	LANGDALE		
Services Connected:	Electricity, Natural Gas, Unknown, Water		

Style of Home: **Reverse 2 Storey w/Bsmt**
 Construction: **Frame - Wood**
 Exterior: **Vinyl**
 Foundation: **Concrete Perimeter**
 Rain Screen: **Full**
 Renovations:
 # of Fireplaces: **4**
 Fireplace Fuel: **Natural Gas, Wood**
 Water Supply: **City/Municipal**
 Fuel/Heating: **Electric, Forced Air, Natural Gas**
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
 Type of Roof: **Asphalt**

Total Parking: **8** Covered Parking: **4** Parking Access: **Front**
 Parking: **DetachedGrge/Carport, Garage; Double, Visitor Parking**
 Dist. to Public Transit:
 Title to Land: **Freehold NonStrata** Dist. to School Bus:
 Property Disc.: **No**
 PAD Rental:
 Fixtures Leased: **No** :
 Fixtures Rmvd: **No** :
 Floor Finish: **Mixed**

Legal: **LT 2 EXCEPT: PART DEDICATED ROAD ON PLAN LMP 21999, DL 1401 GRP 1 NWD PL LMP8081**

Amenities: **Garden, Restaurant, Shared Laundry, Storage**

Site Influences: **Paved Road, Private Setting, Private Yard, Recreation Nearby, Rural Setting, Waterfront Property**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Fireplace Insert, Garage Door Opener, Sprinkler - Inground, Storage Shed, Vacuum - Built In**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	12'10 x 12'7	Above	Master Bedroom	16'9 x 15'1	Above	Bedroom	11' x 11'
Main	Living Room	15' x 13'	Above	Bedroom	12' x 9'10			x
Main	Dining Room	15' x 11'	Above	Walk-In Closet	14'1 x 4'11			x
Main	Bedroom	10'8 x 9'10	Above	Laundry	11'9 x 8'			x
Main	Foyer	10'3 x 9'	Above	Bedroom	20'10 x 19'11			x
Main	Family Room	17' x 15'9	Below	Media Room	24'7 x 14'11			x
Main	Mud Room	10'11 x 8'	Below	Library	9'5 x 8'10			x
Main	Steam Room	7'9 x 4'11	Below	Recreation	17' x 15'8			x
Main	Eating Area	14'7 x 9'1	Below	Games Room	20'10 x 12'8			
Above	Bedroom	12'1 x 11'11	Below	Utility	13' x 9'			

Finished Floor (Main):	1,701	# of Rooms:	21	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	1,899	# of Kitchens:	1	1	Main	2	No	Barn: 11x11
Finished Floor (Below):	1,507	# of Levels:	3	2	Above	5	Yes	Workshop/Shed: 30x30
Finished Floor (Basement):	0	Suite:		3	Above	4	No	Pool:
Finished Floor (Total):	5,107 sq. ft.	Crawl/Bsmt. Height:		4	Below	3	No	Garage Sz: 22x20
Unfinished Floor:	0	Beds in Basement: 0	Beds not in Basement: 6	5				Door Height:
Grand Total:	5,107 sq. ft.	Basement: Fully Finished		6				
				7				
				8				

Listing Broker(s): **RE/MAX Oceanview Realty** **Oakwyn Realty Downtown Ltd.**

Executive Waterfront Estate - Over an acre on a private natural setting, nestled among the trees & fully landscaped, from the sleeping cabin at oceans edge, to the paved meandering driveway with awesome views from everywhere on the property & every room in the home. Approx 140 ft of shoreline and over 400 feet in depth. This gorgeous 5/6 bdrm home has the ideal layout for a growing family. Separate formal living and dining on the main floor with a large chef's kitchen joining a cozy family room both with spectacular ocean/mountain views. High end, top of the line appliances, modern conveniences in all areas of the home and traditional styling with granite, hardwood, vaulted ceilings, media room, games room, outdoor hot tub and steam room. Detached 900 sq ft garage currently used as a gym.