

2967 SHERMAN RD

Duncan, BC

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472 Trans-Canada Hwy, Duncan, BC V9L 3R6





Zoning: R3
Home: 985 sq ft
Bedrooms: 2
Bathrooms: 1
MLS# 1037405

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Charming One-Level Living in a Central, Walkable Location

Super cute, well maintained one-level home offers comfort, efficiency, and an easy lifestyle in a central location where you can walk to town and everyday amenities.

Inside, you'll find two bedrooms and a cozy living room anchored by an efficient woodstove that keeps the home warm through the winter, complemented by a new heat pump for year-round comfort. The bright kitchen and dining area feature newer appliances, a pantry, and a great space for casual meals or entertaining.

Step outside to your own private backyard retreat. The large, fully fenced yard is ideal for BBQs, games, and relaxing afternoons, with covered seating areas, mature landscaping, grapevines, an apple tree and established plants. There's also a handy wired workshop, garden shed, and covered carport with a dedicated wood storage area.

With plenty of storage, durable laminate and tile flooring, and a low-maintenance setup, this home is perfectly suited for first-time buyers, downsizers, or anyone looking for simple, comfortable living in a great location.

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Property Notes

Municipal water
Municipal sewer
Heat Pump (2019)
Newer appliances
Private backyard
Woodstove (not used by seller)
Crawlspace
100 amp panel
Shop area with power
Covered carport
Established plants
Central location

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TOTAL APPROXIMATE SQUARE FOOTAGE: 985

