

INFORMATION PACKAGE

#28-3205 GIBBINS ROAD, DUNCAN



Don't miss out on this meticulously kept 2 storey home at "Park Estates"! Well laid out family friendly "bedrooms-up" floor plan.



This 3 bedrooms, 3 bathrooms home has a bright open main level entry, loaded with high end features like 9' ceilings, quartz counters & marble backsplash, black stainless steel appliances, large kitchen island, gorgeous gas feature fireplace, luxurious primary bedroom with a spa inspired ensuite & spacious walk-in closet, additional office/flex space & so much more, too much to list!



The easy-maintenance property is beautifully landscaped & includes a private fully fenced back yard complete with composite deck, multiple patio areas & covered space for your gas BBQ, perfect for entertaining & year-round enjoyment.


Situated on a quiet no-thru road, backing onto trails & common greenspace, mountain views, parking for 4 (double garage & driveway), near transit & recreation and just 5 minutes to town! This home is the complete package!


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Bedrooms: 3
Bathrooms: 3
Living Space: 1,911 sq,ft
Water Source: Municipal
Sewer Supply: Municipal
Heat Source: Natural Gas Forced
Air & Fireplace
Year Built: 2018
Lot Size: 0.08
Roof: Fiberglass Shingle
Construction: Wood Frame
Parking: Double Garage,
Driveway
Property Taxes: 2024 \$4,286
Property Assessment: 2025
\$788,000
Strata Fee: \$113/Mo (\$97/Strata,
\$16/North Cowichan for sewer)

Additional Notes:


- 9' ceilings on the main
- LG Stainless Steel Appliances
- Quartz Counters
- Composite Deck


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