

203-2130 Sooke Rd - In the Sellers Words

Why We Love Our Home

- The location: It takes a few short minutes to get to downtown Colwood or Langford and just 15 minutes to Uptown.
- Walkable: We love to walk the Galloping Goose which is right behind us! One direction takes you to the Westshore Mall and the other to the Juan De Fuca Rec Cetner and Golf Course. We also love to walk around Royal Roads.
- Royal Roads University: Our home is very close to Royal Roads and have had students who attend the school rent out the suite.
- Natural light: The windows are HUGE plus there are three skylights on the top floor. We get nice morning light in through the front windows and the south-facing deck and back windows get amazing sun.
- The legal suite: It has been such a big mortgage helper for us. It is currently rented out for \$1,200/month. Our tenant is fantastic, too. Alternatively, it would make for a great home office or business. Other owners in the strata run home businesses out of their suites and a few have AirBnB'd I believe.
- Thoughtful Design: We find that the design was well thought out. There are so many outlets in the kitchen that you will never have to unplug an appliance just to plug in another.
- Strata: We have found the strata to be the perfect combination of laid back and proactive.

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Other Great Features

- Heat pump (AC is much appreciated in the summer!)
- Feature gas fireplace (which heats the whole house. In the winter we hardly ever use the heat pump or the baseboard heaters)
- Upgraded master closet with a custom designed organizational system
- Electric skylight cover in the master
- Blinds on every window
- Hot water on demand
- Heated bathroom floors in all 4 bathrooms