4572 Scarborough Features and Updates:

* 1.87 acre lot (obtained from tax record) and measures approximately 367 feet wide by 222 feet deep. Land is zoned A1 within Saanich, but not in the ALR. Nearly all of the land is fully usable and relatively flat and ready for your endless ideas.

* Original house year built 1950 (Saanich records) but has gone through a major renovation inside and out. All work performed by qualified tradespeople but work done without permits.

* Split level layout with main level entry, all four generous size bedrooms on the upper level, 1.5 bathrooms total. Finished living space 1834sqft as well as 800sqft of unfinished space in the basement with windows, walk-out access and 6'7" ceiling height. Also features a 22'x18' double garage with newly poured concrete.

* Renovations done in the last two years include all brand new cedar siding and trim exterior (old stucco completely removed), new roof, majority new vinyl windows, 200amp electrical upgrade, ductless heat pump with fan unit in living room, drainage and perimeter drain work, brand new kitchen with stainless steel appliance package, five piece main bathroom upgrade with soaker tub, new laminate flooring throughout, new lighting and fixtures

* Brand new in-ground concrete swimming pool measures 32 feet by 14 feet plus wide pool deck perimeter for year round lounging. Pool is 63,000 litres volume and 6 feet at the deepest point. New pump and filter and pool robot for easy cleaning and maintenance. 1" water main to the pool.

* Multiple sheds and outbuildings including a 300sqft (approximately 19x18) studio with water connection and 100amp sub-panel. Parking on the property for unlimited vehicles, toys, equipment etc.

* Private and quiet rural setting on a dead end street but only 20 minutes walking (2km) to Royal Oak Shopping Centre and Commonwealth Pool. All levels of amenities including transit and schools close by. School catchment K-5 = Prospect Lake Elementary, 6-8 = Royal Oak Middle, 9-12 = Claremont Secondary