



## 1280 Pembroke St Victoria BC

\$2,100,000

Amazing contemporary home on serene cul-de-sac near Fernwood Village. Located in one of Victoria's most central and eclectic neighborhoods, this home is within walking distance to Royal Jubilee Hospital, Fernwood Village, and schools of all levels. Enjoy the expansive open-concept living space, exquisitely designed to seamlessly blend living, dining, and kitchen areas, overlooking a delightful garden, complete with a natural gas BBQ area and a magnificent 100-year-old king apple tree. Upstairs, discover the expansive primary bedroom, ensuite, two additional bedrs, bathroom, and laundry. The lower level features a family room and bathroom, and a separate income-generating legal furnished 1 bed/1bath suite on separate hydro. Upgrades include: non-slip coated garage floor, smart home features including wifi-controlled dimmer switches, electronic wifi and fingerprint locks, and more. Benefit from 12.4 kW of seamlessly integrated solar panels, covering all your electrical needs for free.

Listing Presented By:



Originally Listed by:  
Century 21 Queenswood Realty Ltd.

[ion.ungureanu@century21.ca](mailto:ion.ungureanu@century21.ca)



**Royal**

**LePage in the Comox Valley**

121-750 Comox Road , Courtenay,  
BC, V9N3P6

Phone: 250-702-5950

Fax:

[corony@shaw.ca](mailto:corony@shaw.ca)