



## 1665 Foul Bay Rd Oak Bay BC

\$1,375,000

Prime Location! Discover this delightful 1949-built residence just steps from Oak Bay Ave! This home features updates abound: a 1 yr old metal roof, new hot water tank, modern appliances, landscaping, and updated/refinished flooring. The main floor features a cozy living room with fireplace, kitchen w/ a convenient bar/counter, full-bathroom and primary bedroom on main, and the flexibility to utilize a 4th bedroom or den. The home also opens up to a sunny deck through rear sliding doors to a fully-fenced private backyard. Upstairs you'll find two more generously-sized bedrooms, both with brand new plush carpeting, and a spacious 2nd full-bath. This property offers convenient access and is within walking distance to Oak Bay High-French Emersion, Oak Bay Rec Centre, and Oak Bay Village. With nearby bus routes and easy access to both UVic and Camosun campuses, this home is the perfect blend of comfort and convenience. You must see this property in person to truly appreciate its potential

Listing Presented By:



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