



## 2495 Graham Rd Courtenay BC

\$2,350,000

MOTIVATED SELLERS Spectacular family estate on 1.67ac, stunning views of the Beaufort Mtns & boasting 2 newer executive-style homes + separate studio & shop located near the Beaufort Winery. The main house is 3200+ sqft with a fabulous kitchen and dining area, vaulted great room, living & family rooms, office & a stunning Primary bedroom on the main. Discerning chefs will adore the kitchen, featuring Crown molding, quartz counters, new custom cabinets, an oversized island, Wolf stove-top range, Butler's pantry & more. 3 additional bedrooms upstairs with a full bath. The second home is a 968 sqft, custom-built in 2019, green energy 2 bedroom rancher. Both homes have heat pumps & separate septic systems. There is also a studio/workspace and double garage with a stunning Timber-frame entrance. This fully fenced, gated property also contains a detached workshop, new greenhouse and kids' play area, hot tub and 12x24 above-ground pool, firepit 16x16 undercover area, young orchard & gardens

Listing Presented By:



Originally Listed by:  
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