



## 3255 Gibbins Rd Duncan BC

\$779,000

This spacious, well maintained & updated family home offers everything a growing household may need. With over 2500sqft of living space this 5 bed, 3 bath home has room for the whole family and it even has suite potential. This location is perfect for those on the run as it is within close proximity to schools, parks, trails, sports fields, transit, eateries, river, hospital & downtown. The expansive main floor offers bright open living areas, dual decks for entertaining, sizable kitchen w/peninsula, breakfast nook, family room, 4pc guest bath, 2 guest beds & the primary bedroom w/ensuite & deck access. Additionally the downstairs offers a large rec room, kitchenette, laundry area, two guest bedrooms & a 4pc bath. Making this a lovely space for teens, extended guests or for a potential suite. Further features include: Heat pump 21', 200amp service, fully fenced backyard, vinyl windows, 2-3 carport spaces, dry storage, built in shed and more.

Listing Presented By:



Originally Listed by:  
Pemberton Holmes Ltd. (Dun)

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