



## 5105 Arthurs Rd Hornby Island BC

\$777,500

This year-round home, barged from Oak Bay 20 years ago, offers proximity to the beach, forest trails, and Hornby's Co-op and Ringside Market. Set on a cement foundation with updated wiring and plumbing, the home's effective age is under 30 years. The bright kitchen features new quartz countertops, a large island, and an antique cast iron sink from Vancouver. The living room and third bedroom enjoy southeast views, capturing morning sunlight. Equipped with a new heat pump and a Pacific Energy wood stove, this home ensures efficient comfort. The primary bedroom, with an ensuite, provides easy access to a private hot tub, while an adjoining cedar-lined bedroom opens onto a covered deck overlooking a forest. Recent updates include a carport, mixed flooring, new windows and blinds, a shallow well, a third cistern, an oversized hot water tank, new gutters, a workshop/shed, and established fruit trees on a fully fenced half-acre. Come home to the quiet life.

Listing Presented By:



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