



## 8486 MCGUIRE Road Prince George British Columbia

\$1,125,000

Luxury Meets Sustainability in this custom-built 2013 Timber Framed West Coast Style home on 5 private acres. The open main floor features a great room with 28' vaulted ceilings, dining area, and chef's kitchen with large island and side-by-side fridge & freezer. This thoughtfully designed home includes 3 bedrooms, 4 bathrooms, office, hobby room, cold room, workout room and rec room with wet bar. Enjoy nature from the covered deck, patio, or octagon fire pit. The attached double garage and detached 30' x 40' workshop are powered and heated. Energy-efficient features include geo-exchange radiant in-floor heating, 10" walls, triple-pane windows, heat recovery ventilation, and water management system. Additionally, Crown Land to the south provides access to nature, quad trails, and Pidherny. (id:6769)

Primary Bedroom 13 ft ,1 in X 12 ft ,2 in

Bedroom 2 12 ft ,2 in X 10 ft ,8 in

Hobby room 12 ft ,2 in X 10 ft ,3 in

Family room 23 ft ,6 in X 20 ft ,4 in

Flex Space 12 ft ,2 in X 10 ft ,3 in

Bedroom 3 15 ft ,9 in X 11 ft ,2 in

Utility room 17 ft ,5 in X 9 ft ,8 in

Cold room 9 ft ,9 in X 6 ft ,4 in

Great room 20 ft ,4 in X 15 ft ,1 in

Kitchen 20 ft ,1 in X 16 ft ,8 in

Dining room 16 ft ,8 in X 12 ft

Office 12 ft ,2 in X 10 ft ,3 in

Laundry room 12 ft ,2 in X 10 ft ,3 in

Foyer 8 ft ,3 in X 6 ft ,1 in

Listing Presented By:



Originally Listed by:  
Royal LePage Aspire Realty



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