

# SW Ocean View Paradise!



1212 Bridges Road



*Southwest Oceanview Paradise Found in Port Washington Pender Island; truly a frame-worthy view on a pastoral setting, 1.3 acres of sunny green meadow w/fruit trees galore! The Country Custom Built home (2010) features approx. 1740 sqft, 3 BR/3 BA & a charming Studio-Sleep Cottage! Radiant in-floor heat in bathrooms & entrance, custom kitchen cabinets, designer lighting, hot tub, & ample windows to let the bright views in. The owners have loved this property for 25 fantastic years, it definitely shows. Move in ready, all the work is done for you! Enjoy the 700 sqft sunny decks, walk down the hill to the beach, Golf Club, or hike up George Hill. This magnificent property in a splendid location would be a fabulous B+B. Guests can fly in by Seaplane to Port Washington Dock and walk up to a Wonder Weekend Getaway!*



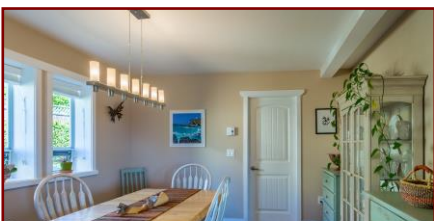
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# Property Details



1212 Bridges Road



**Year Completed:**  
2010

**Lot Acres:** 1.3

**Bedrooms:** 3

**Bathrooms:** 3

**Fin SqFt:** 1740

**Unfin SqFt:** 0

**Bsmt:** Crwl Space

**Water:** Well

**Waste:** Septic Field

**Foundation:**  
Concrete Poured

**Roof:** Asphalt

**Ext Fin:** Cement  
Fibre

**Fuel:** Wood, Electric

**Heat:** Wood Stove,  
Baseboard, Radiant  
floor

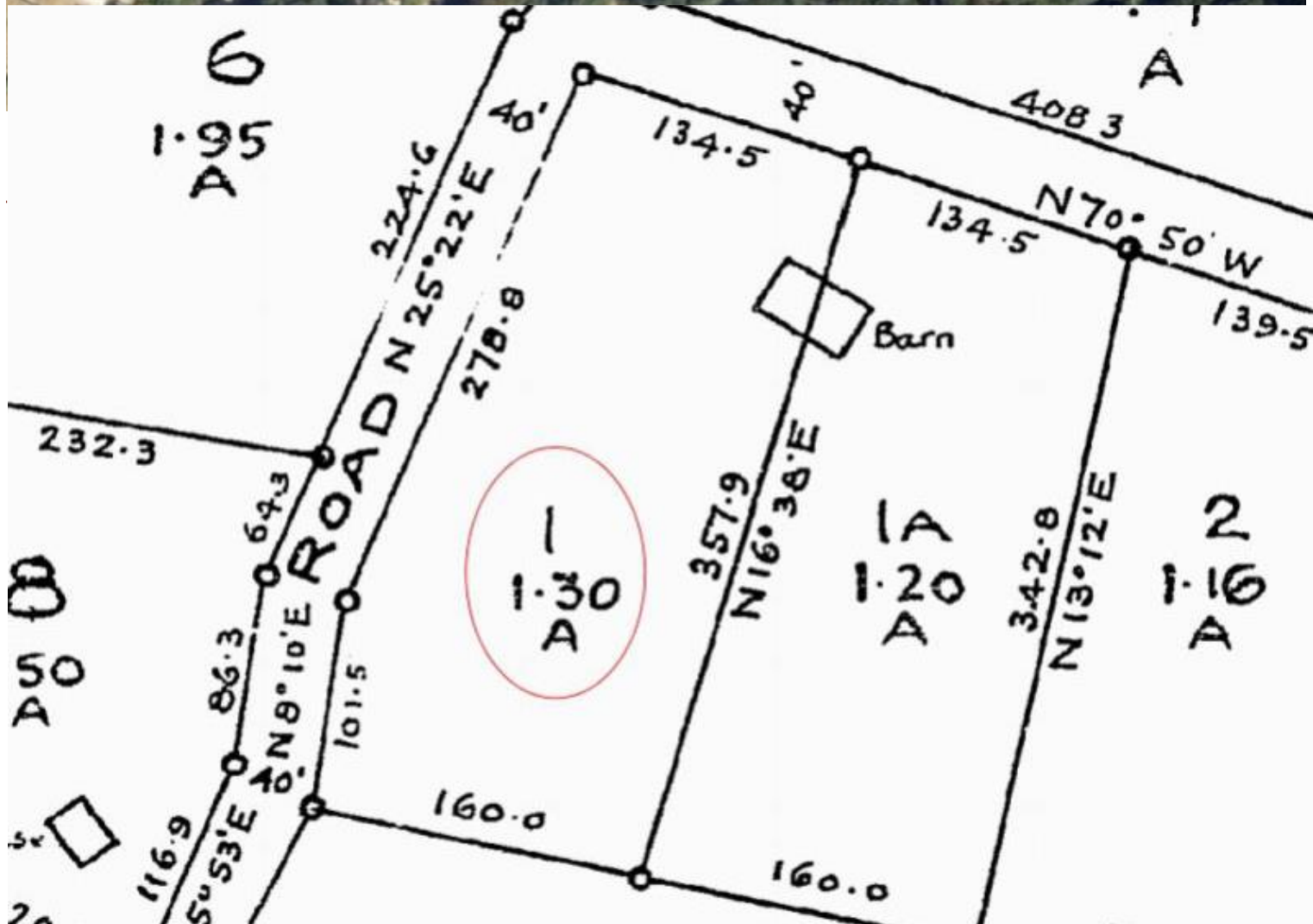
**FP Location:** Living  
Room

**Lot Features:**

- Ocean view
- Orchard
- Decks

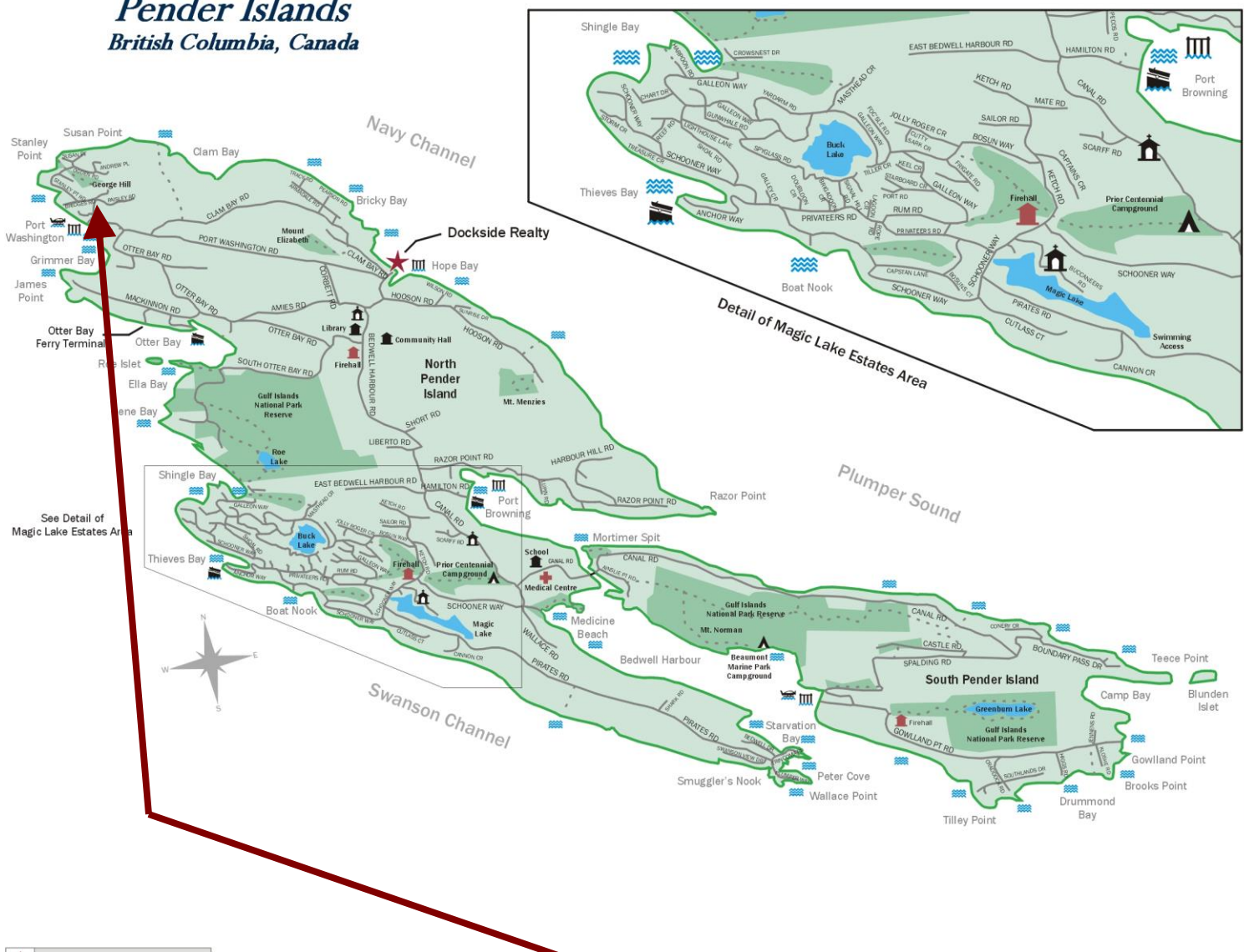


# Plot Plan and Aerial View



# Pender Islands Map

## *Pender Islands* British Columbia, Canada



- ★ Dockside Realty
- Public Wharf
- Boat Launch
- Float Plane
- Firehall
- Medical Centre
- Municipal
- Place of Worship
- Campground
- Walking Trail
- Ocean Access/View

**Subject Property**  
**1212 Bridges Road**

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*All measurements are approximate and the buyer is responsible for verifying all data provided.*



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