

A Rare Gem!



1601 Shoal Road



Welcome to 1601 Shoal Road, one of those rare gems within Magic Lake that you didn't know existed. This property has not been on the market for 30 years and before that, not for 20. Featuring ocean and sunset views, 2 bedrooms upstairs with a guest room below, 2 bathrooms, a workshop, chicken coops, a double carport plus RV parking, fenced gardens, storage and more. The park like trails on this 2.27-acre property take you to the sizeable workshop surrounded by boulders covered in moss and with Arbutus towering above you. The home wraps around you as you take in the view from inside or on the expansive deck. Enjoy watching the busy water down below with passing boats and the evening sunset which doesn't disappoint. Lots of room for guests, kids pitching tents, dinners on the decks and easy strolls to Thieves Bay or Shingle Bay—two of the best beaches in the Southern Gulf Islands. Brand new septic system as of Sept 2023. See floor plans & book your tour today.



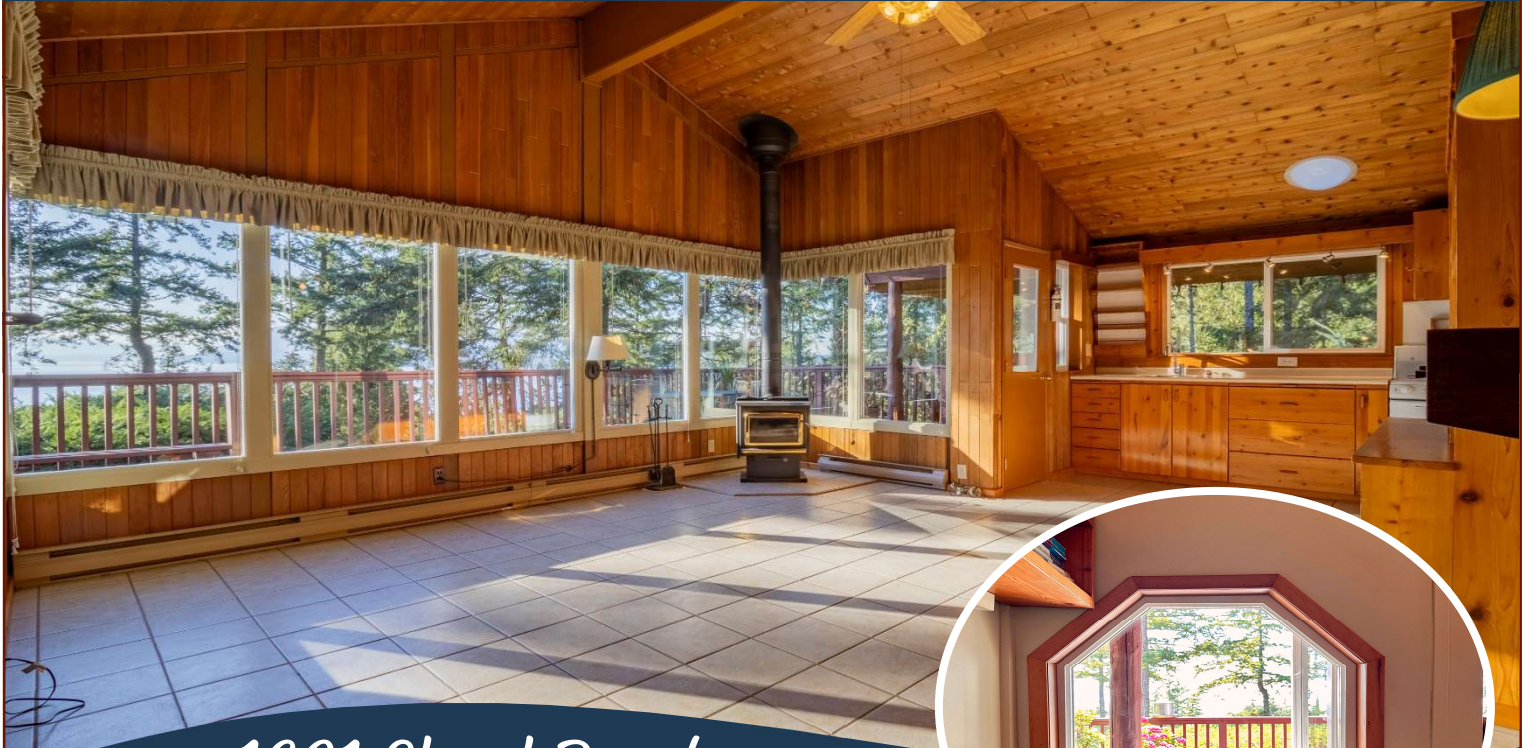
Dockside Realty
Gulf Islands • Vancouver Island

Pender Island • Saturna Island • Vancouver Island

www.DocksideRealty.ca

info@DocksideRealty.ca • 250-629-3383

Property Details



1601 Shoal Road



Year Built (est):
1971

Lot Acres: 2.27
acre

Bedrooms: 3

Bathrooms: 2

Fin SqFt: 1,205

Unfin SqFt: 0

Bsmt: Finished

Bsmt Height: 7 ft

Water: Municipal

Waste: Septic
System

Foundation:
Concrete Poured

Roof: Metal

Ext Fin: Wood

Fuel: Wood, Electric

Heat: Wood Stove,
Baseboard

Lot Features:

- Acreage
- Cul-de-sac
- S. Exposure
- Private
- Ocean Views
- Quiet Area

Plot Plan and Aerial View

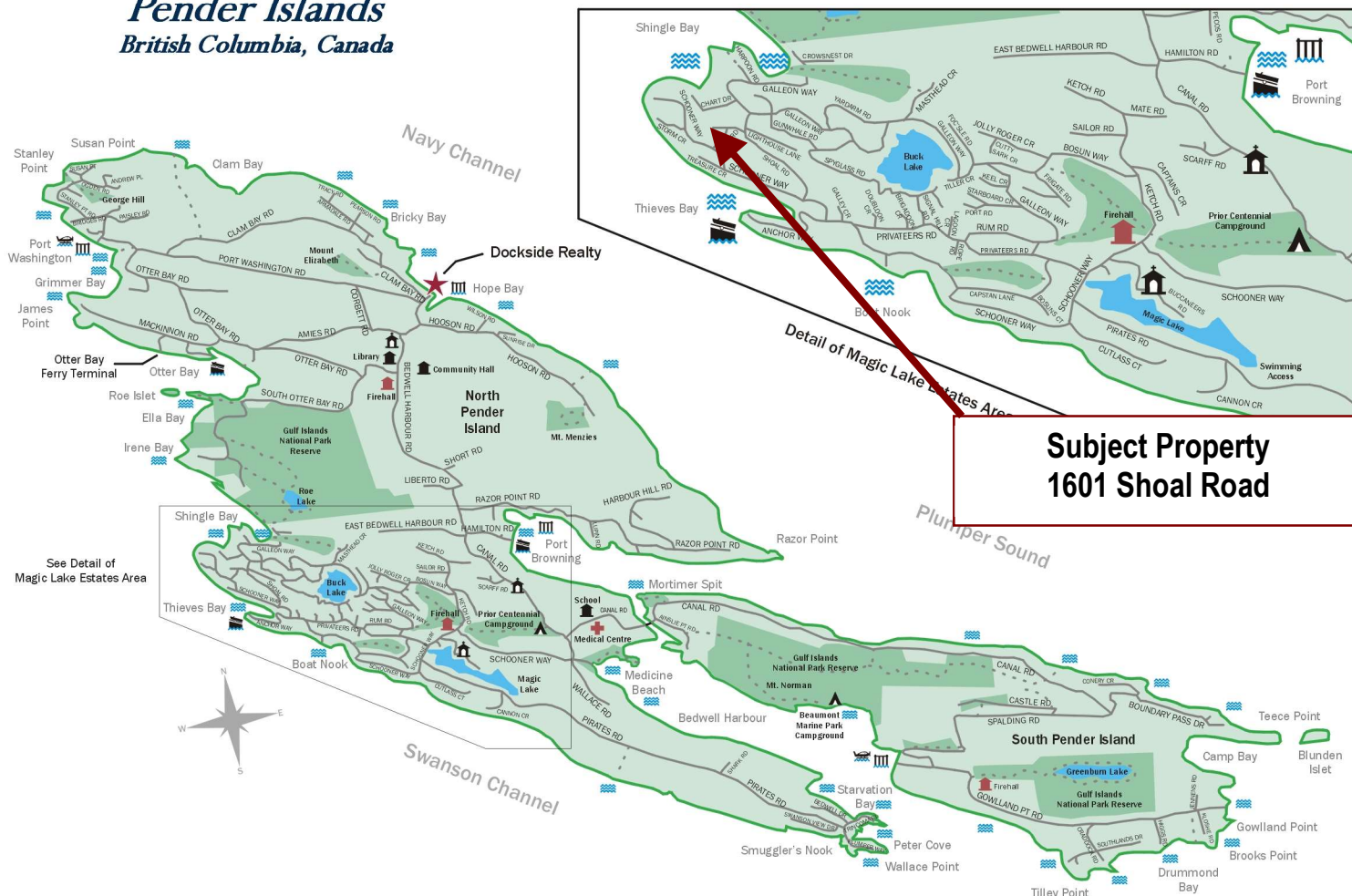


1601 Shoal Road



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

Map courtesy of Dockside Realty. Design Copyright © 2012 Minsky Designs www.minskydesigns.com. All rights reserved.

DISCLAIMER: While every effort is made to provide reliable information, Dockside Realty Ltd. makes no representations or warranties as to the accuracy of this brochure.

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



Pender Island • Saturna Island • Vancouver Island

www.DocksideRealty.ca

info@DocksideRealty.ca • 250-629-3383