

# Private Family Home!



2701 Doubloon Cres



**Wonderful bright family/retirement home located on a private lot at the end of a cul-de-sac. 2 bedrooms upstairs and a very large recreation room downstairs leading into a gorgeous solarium with a hot tub. There is the opportunity to have another bedroom downstairs or an office. Plenty of storage here in the home and crawl space plus a large, covered area for parking. Expansive sunny decks with room for a large BBQ, outdoor dining table and seating areas. The rec room has a propane fireplace and upstairs has the wood burner. Home is in Magic Lake estates and owners here enjoy the use of Thieves Bay Marina at low annual rates which is just a walk away. Measurements are approximate, buyers to verify if important. Realtor® must be present for all the showings.**

# Property Details



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**Year Built (est):**  
1992

**Lot Acres:** 0.72

**Bedrooms:** 3

**Bathrooms:** 3

**Fin SqFt:** 2,240

**Bsmt:** 6ft finished;  
walk-out with  
windows

**Water:** Municipal

**Waste:** Sewer

**Foundation:**  
Concrete Poured

**Roof:**

**Ext Fin:** Wood

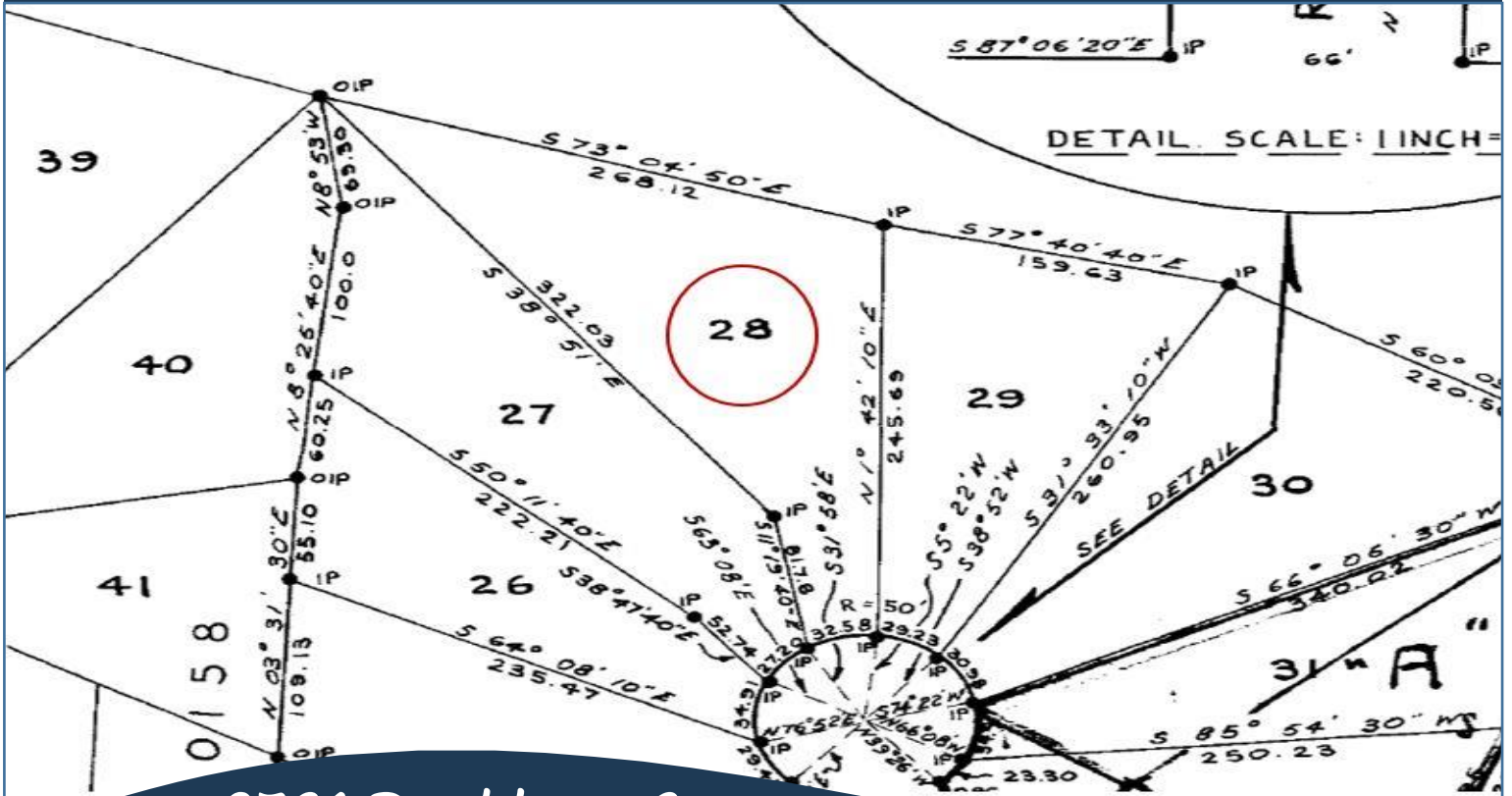
**Heat:** Wood Stove,  
Baseboard electric,  
Propane

**FP Location:** Living  
Room & lower level

**Lot Features:**

- Quiet cul-de-sac
- Balconies
- Solarium w/ hot tub
- Magic Lake Estates  
with access to  
Thieves Bay Marina &  
tennis courts

# Plot Plan and Aerial View



2701 Doubloon Cres



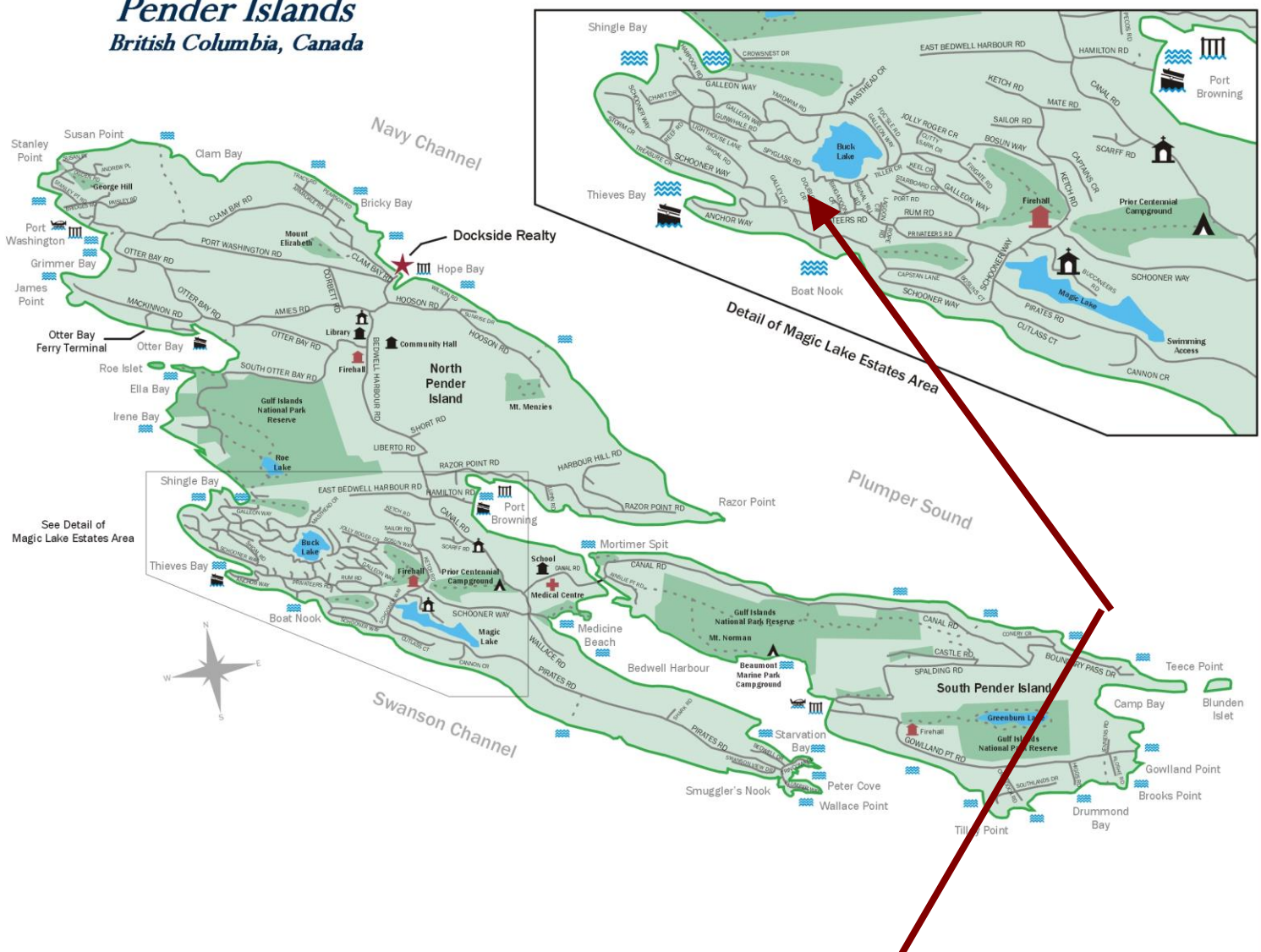
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[www.DocksdeRealty.ca](http://www.DocksdeRealty.ca)

[info@DocksdeRealty.ca](mailto:info@DocksdeRealty.ca) • 250-629-3383

# Pender Islands Map

## Pender Islands British Columbia, Canada



**Subject Property**  
2701 Doubloon Cres

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

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



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