



## 318 Wisteria St, Parkville

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Experience the epitome of coastal elegance in this pristine 3378 Sq Ft Parkville residence, where luxury meets the serene beauty of ocean views. Nestled in a peaceful cul-de-sac, a stone's throw from sun-kissed beaches, this two-level home redefines modern living with its blend of casual sophistication and contemporary design.

At the heart of this upscale custom built home is the Great Room, boasting high-vaulted ceilings and expansive windows that immerse you in natural light and breathtaking seascape views. An open layout leads to a chef's kitchen, a testament to culinary excellence with its top-tier appliances and vast counter space, making it perfect for both intimate gatherings and lavish entertaining.

This home features five spacious bedrooms, including a luxurious master suite, with vaulted ceilings, that promises tranquility and privacy. Complementing this are three stylish bathrooms, a home gym, and a custom designed / must see family room, offering ample space for leisure and enjoyment. Indulge in the spa-inspired master bathroom, a haven of relaxation with its deluxe soaking tub and exquisite walk-in shower. Eco-friendly features throughout the home ensure a sustainable lifestyle without compromising on comfort or style.

The property is beautifully landscaped, providing generous parking and accommodations for your RV or boat. Seize the chance to own this unique gem, where every detail has been meticulously crafted for functionality and elegance. This home looks and feels like new! Welcome to your dream coastal retreat, where every day is a celebration of refined living.



GLEN MCPHERSON

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ROYAL LEPAGE

Parkville Qualicum Beach Realty

Each office independently owned and operated.

## Home Features

- Custom Built in 2015 with 2/5/10 Home Warranty. Looks and feels like new
- Gourmet kitchen including stunning Granite countertops
- Bosch high end kitchen appliances
- New Electrolux washer and dryer
- Canadian old growth Douglas fir flooring throughout
- Brazilian slate with floor heating in Primary bath and tiled floors in 2 bathrooms and laundry
- Large 3.5ft X 9ft island with granite, countertops, built-in microwave, and plenty of storage.
- Large Euro Door to top patio
- 5 ft heated crawl
- Large deck with vinyl flooring
- Electrolux Central Vacuum System
- Heat pump with electric backup furnace
- LED Pot lights throughout the home
- Tankless natural gas hot water on demand
- Hunter Douglas motorized shades
- Family Room and great room have large stone natural gas fireplaces with custom built-ins
- Three of the bedrooms have large walk in closets
- Home gym complete with floor to ceiling mirrors and rubber gym flooring
- Walls: Wainscoting and custom feature walls
- Quartz countertops in primary bath and downstairs bath
- Built-in Sound System inside and out.
- Designer switches and outlets that feature a unique square design, screw less plate covers.
- Security System
- Laundry chute
- Quartz countertops in primary bath and downstairs bath

## Exterior property features

- Short walk to the beach access
- Concrete driveway, patios and walkways
- Multiple natural gas connections
- Underground irrigation throughout property
- Numerous entertaining spaces both covered and open

Hydro bills Monthly average \$275



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