

# LOCATION, PRIVACY & CHARM



Tucked away on 1.63 sunny acres, this old style country home offers a perfect island lifestyle. Custom home built in 1993. with Oak floors, wood trim windows, new roof, woodstove, and lots of natural light throughout give this a homey ambiance. Enjoy outdoor living on the covered deck or the patio surrounded by lots of mature trees, level lawn and natural gardens. Walking distance to town, beach and all amenities. A nice hideaway.

**\$429,000**



Salt Spring Realty

**Patti Speed**

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**ADDRESS:** 145 Robinson Road

**LEGAL DESCRIPTION:** Lot 1, Block A, Sec. 5, Rge. 3E, NSSI,CD, Plan VIP7987

**ZONING:** Rural

**PRICE:** \$429,000

**TAXES 2011:** \$2,424.00

**HEAT:** Baseboard

**TOTAL AREA:** 1,768 sq. ft.

**MLS #:** 298128

**PID#:** 000-936-715

**FUEL:** Electric

**WASTE:** Septic Tank

**WATER:** Well

**BEDROOMS:** 3

**NAME:** Robert Wiltzen

**AGE:** 1993

**LOT SIZE:** 1.63 acres

**LISTED BY:** Patti Speed

Royal LePage Salt Spring Island

**PHONE:** 250-537-5515

**BATHROOMS:** 2

**MAIN LEVEL:** 884 sq. ft.

**LIVING ROOM:** 13 x 14

**BATHROOM:** 2 piece

**DINING ROOM:** 12 x 12

**OFFICE:** 9 x 14

**KITCHEN:** 8 x 10

**UTILITY:** 9 x 7

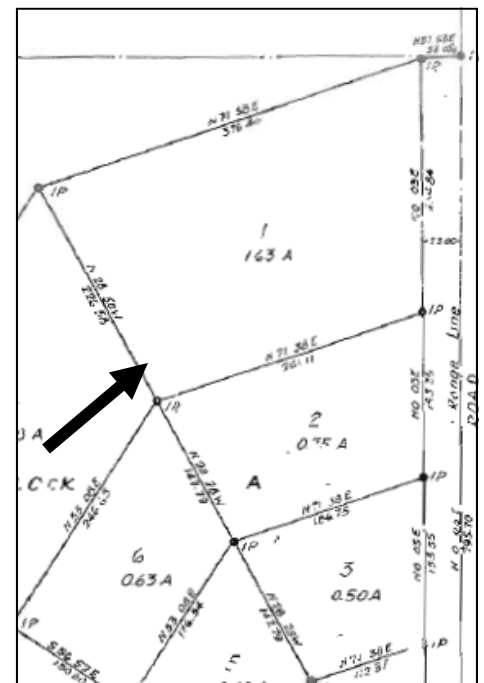
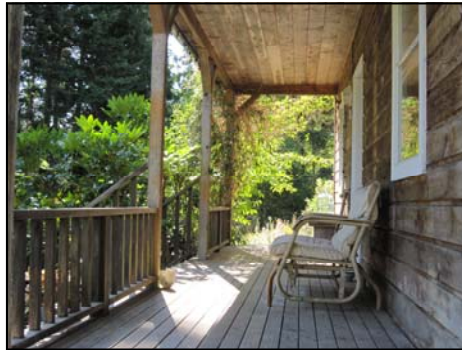
**LEVEL TWO:** 884 sq. ft.

**MASTER BEDROOM:** 11 x 24

**BEDROOM:** 12 x 11

**BATHROOM:** 4 piece

**BEDROOM:** 12 x 11



*Above information is from sources believed to be reliable but should not be relied upon without verification. Royal LePage Salt Spring Realty assumes no responsibility for its accuracy.*