

2068 Lakeside Drive



GORGEOUS SPLIT ENTRY HOME LOCATED IN CINNABAR VALLEY

Living Area: 2,560 sq. ft.

Age: Built in 1974

2016 Gross Taxes: \$3,083.67

Lot Size: .5 acre

List Price: \$449,000

Possession: Quick Possible



Professionally Marketed By:
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Rarely offered; a family home complete with its own creek running through the property, a level backyard, space for a large boat and RV, and exquisite views of Richard Lake. Trumpeter Swans, ducks, geese, and all sorts of other wildlife who enjoy this lake can be viewed right from the backyard. After barbequing on one of the patios or elevated deck, explore the variety of retreats Cinnabar Valley has to offer. After the sun goes down, retire inside in front of one of the three wood-burning fireplaces. This home is ideal for the both the professional couple who like to entertain, or for an entire family who enjoy a rural feel just minutes from downtown. Nearby there are all levels of schools and convenient shopping for just about everything. Hiking trails are also close, as well as fresh and salt water beaches. The airport and ferry are minutes away. Life does get better when you feel this safe and comfortable in the area you have chosen to live in. Almost everything has been done to this home; all you have to do is move in!



This area is very cozy, with neutral tone broadloom and walls. In the center of the room is a stunning tyndall stone fireplace with an offset double mantle and elevated hearth for knick knacks. You get an airy feel here; both sides of the fireplace are open to both the livingroom and kitchen. Lots of light enters the room

due to opposing corner windows. The front entrance is hidden by a well placed knee wall with an ornament ledge.





This is a semi-formal dining room that can accommodate a large table. The high end crystal light fixture gives the room a modern feel. Plenty of room for a china cabinet. The rich wood French doors invite you to explore the adjoining large deck area.

Looking from the patio doors, you get a glimpse of the full height, re-claimed brick feature wall and wood burning fireplace. One can truly appreciate the open scheme from this vantage point.



The kitchen is well laid out for function. All appliances are black, and there is a fan hood above the glass top stove. The fridge has a door water and ice dispenser. There is a lovely crystal light fixture, and more task lighting above the sink.



This Master bedroom feels large! The walls are a soft sage with gleaming laminate flooring. The wide window lets in loads of light when the floor length drapes are pulled, and the lovely blinds drawn up. The room has tons of closet space, and has an adjoining re-modelled 2 piece bath.

The second bedroom on the main level also has laminate flooring, with a complimentary neutral tone on the walls. This window too, is large and lets the light flood in.



This family bath is perfect with the rectangular Roman tiled wall and floors. Atop the large tiles is a glass border. Fixtures are white, and the dark cabinets are wide with a good amount of storage.



There are many areas in this backyard to just relax & enjoy the view. While bright & sunny, the yard also has some mature trees to provide shade on hot days. The wood deck off the dining room is large & partially covered, with steps leading to the lower patio. A wooden bridge crosses the creek that runs through this simply stunning yard.



The lower level offers a cozy family room surrounded with large windows, & a lava rock style wood burning fireplace. Sliding patio doors lead to yet another patio, wired for a hot tub. The 2nd kitchen has an eat-in area. There also is a 3rd bedroom, den, sauna, & wine storage area tucked under the stairs.



2068 Lakeside Drive
Upper Floor



Room Dimensions:

- Main:** Kitchen: 15.5 x 13
Dining Room: 13.3 x 12
Living Room: 19.3 x 13.8
Master Bedroom: 13 x 12.9
Ensuite: 2 pc.
Bedroom: 13.6 x 10.3
Family Bath: 4 pc.

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Lower Level



Room Dimensions:

Lower: Kitchen: 14.8 x 12.9
Family Room: 22.5 x 14
Bedroom: 12.3 x 12.3
Study: 13.5 x 8
Laundry: 8 x 6.5
Bathroom: 4 pc.
Sauna: 7 x 6