

Property Full Property View

3560 Bonnie Dr Nanaimo BC V9T 0L2 MLS® 886228 \$2,295,000 Active



MLS® No: 886228	List Price: \$2,295,000
Status: Active	Original Price: \$2,295,000
DOM: 204	Sold Price:
List Date: 2021-09-13	Pending Date:
Area: Nanaimo	Sub Area: Na Hammond Bay
Sub Type: Single Family Detached	Baths: 3
Beds: 3	Fireplaces: 1
Kitchens: 1	Lot SqFt: 15,607
Parking: 2	Lot Acres: 0.36
Fin SqFt: 3,207	Unfin SqFt: 0
Title: Freehold	Stores: 0
Strata/Pad Fee:	Year Built (Est): 2022
Taxes: \$0	Tax Year: 2021

	Lower	Main	Second	Third	Other
Fin SqFt		1,647	1,560		
Bedrooms		1	2		
Bathrooms		1	2		
Kitchens		1			

Spectacular ocean front in Beban Woods at Stephen Point is a new luxury development in the desirable Hammond Bay area. Located on the historical Beban Estate Property you'll find both ocean and mountain views. Just a short walk to Piper's Lagoon and Neck Point Park plus only a 5-10 minute drive to shopping, restaurants, theatres and many other amenities. This 3,207sqft 3 bed + 2 bath two storey home by Ballard Fine Homes boasts large oversize windows with patio doors maximizing on the amazing views. This open concept loft style living plan has a grand gourmet kitchen with hidden pantry, double floor stone fireplace and engineered hardwood throughout. Upstairs open loft has the bonus/recreational room. The master bedroom has oversize ensuite & walk-in closet complimented with a walk out deck. Call today to pick your colours and finishings. Completion early Spring 2022! Price does not include GST.

Interior

Beds: 3	Baths: 3	Kitchens: 1	Fireplaces: 1
2pc Baths: 0	3pc Baths: 1	4pc Baths: 0	5+pc Baths: 0
2pc Ensuites: 0	3pc Ensuites: 1	4+pc Ensuites: 1	Beds or Dens: 3
FinSqFt Total: 3,207	FinSqFt Main:	FinSqFt Aux:	Layout: Main Level Entry with Lower/Upper Lvl(s)
UnFin SqFt: 0	SqFt Total: 3,207	Basement: No	Stores: 0
Laundry: In House	Addl Accom:	Bsmt Desc: Crawl Space	Bsmt Hgt:
Accessibility:		B&B?:	
FP Ftrs: Gas		Cooling: Air Conditioning	
Heating: Heat Pump, Natural Gas			
Intr Ftrs: Ceiling Fan(s), Closet Organizer, Vaulted Ceiling(s)			
Window Features:			
Appl Incl: Dishwasher, F/S/W/D, Microwave, Oven/Range Electric, Range Hood, Refrigerator			
Other Equipment: Central Vacuum, Electric Garage Door Opener			

Exterior/Building

Built (Est): 2022	Front Faces: West	Storesys:	Bldg Warranty:
Construction: Frame Wood, Insulation All, Other		Foundation: Poured Concrete	
Roof: Asphalt Torch On		Access: Road: Paved	
Bldg Style:			
Lgl NC Use:	CSA Cert No:		MHR Number:
EnerGuide Rtg:		EnerGuide Dt:	
Exterior Ftrs: Balcony/Deck, Fencing: Partial, Low Maintenance Yard, Sprinkler System, Water Feature			

Lot

Lot SqFt: 15,607	Lot Acres: 0.36	Dimensions:	Park Spcs: 2
Restrictions: Building Scheme, Restrictive Covenants		Carport Spcs: 0	Garage Spcs: 2
Park Type: Garage Double		Services:	
View: Ocean	Waterfront: Ocean		
Water: Municipal	Sewer: Sewer Available		
Lot Ftrs:			

Legal/Public Records

Assessed: \$0	Assess Yr: 2021	Taxes: \$0	Tax Year: 2021
Jurisdiction: City of Nanaimo		Title: Freehold	
Zoning: R1	Zone Desc: Residential	Plan Number: EPP83698	
PID: 030-696-241	Roll No: 08090.085	District Lot: 29	Land District: WELLINGTON
Lot: 17	Block:		
Legal Description: LOT 17 DISTRICT LOT 29 WELLINGTON DISTRICT PLAN EPP83698			

Licensee Information

Licensee Name

List: [Donald Ballard*](#)

Buyer:

Seller Name: **Ballard Fine Homes Ltd**

Appt Ph:

Access Code:

Licensee Notes: **Builder is a licensed Realtor. All measurements are approximate, please verify if important. GST is not included.**

Directions:

Financing:

Terms:

Agent Info:

Showing Instructions: **Appts by Touchbase, Call Listing Agent**

**Personal Real Estate Corporation*

Phone

250-951-1732

Brokerage

[Macdonald Realty \(Pkvl\)](#)

Awd Split

Seller Ph: **(250) 586-9077**

Solicitation OK?: **No**

Brok Fee: **3.5 100M/1.5 BAL**

Lckbx Loc: **Not Applicable**

Possession: **Negotiable**

Occupant:

Prices/Dates

List Price: **\$2,295,000**

List Date: **2021-09-13**

Sale Entry Date:

Status Chg: **2021-09-13**

Cancelled Date:

Assess/FinSqFt: **\$0**

Sell/List:

Sold Price:

Entered Date: **2021-09-13**

Pending Date:

Withdrawn Date:

Orig/FinSqFt: **\$716**

List/Assess:

Original Price: **\$2,295,000**

Change Date: **2021-09-13**

Proj. Close:

Expiry Date: **2022-09-13**

List/FnSqFt: **\$716**

Sell/Assess:

DoM: **204**

Offer Acceptance:

Sold Date:

Sld/FnSqFt:

LP Incl GST?: **No**

Media/Miscellaneous

Virtual Tour 1:

Virtual Tour 2:

Addnl Photos:

Feature Sheet:

Sales Brochure:

Sound Bite:

Foreign MLS® No:

Open Houses:

Legacy MLS® No:

Foreign Board:





Room Count: **15**

Finished Rooms					
Room	Level	Dimensions/Pieces	Room	Level	Dimensions/Pieces
Bedroom	Main	11'6"x13'0"	Other	Main	6'0"x6'11"
Eating Area	Main	16'0"x15'0"	Bathroom	Second	3-Piece
Ensuite	Main	3-Piece	Bedroom	Second	11'6"x12'0"
Great Room	Main	19'6"x20'0"	Bonus Room	Second	23'6"x20'6"
Kitchen	Main	16'0"x16'0"	Ensuite	Second	4-Piece
Laundry	Main	8'3"x7'11"	Primary Bedroom	Second	16'0"x16'6"
Pantry (Finished)	Main	9'4"x5'4"			
Walk-in Closet	Main	7'9"x3'11"			

Unfinished Areas		
Area	Level	Dimensions/Pieces
Garage	Main	12'0"x20'8"

Layout Summary					
	Lower	Main	Second	Third	Other
Fin SqFt		1,647	1,560		
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Bathrooms		1	2		
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