

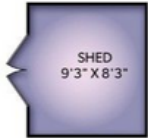
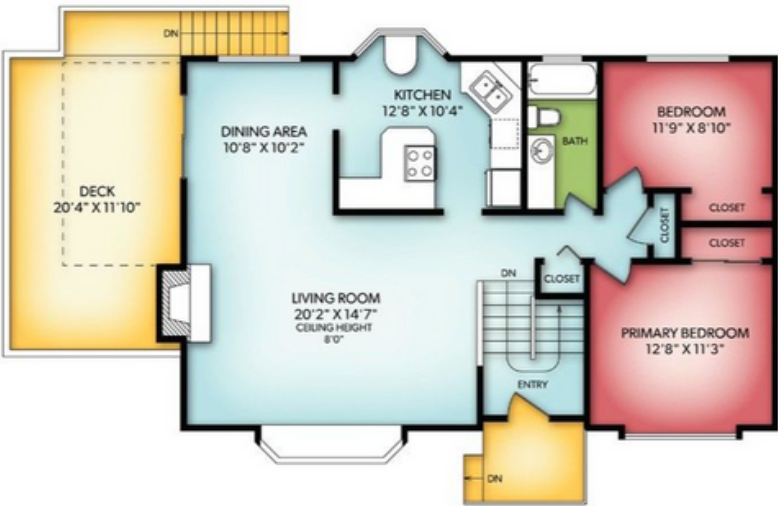


**Classic West Coast Style**  
**In Mount Doug**  
**1576 Arrow Road**  
**Victoria, BC**

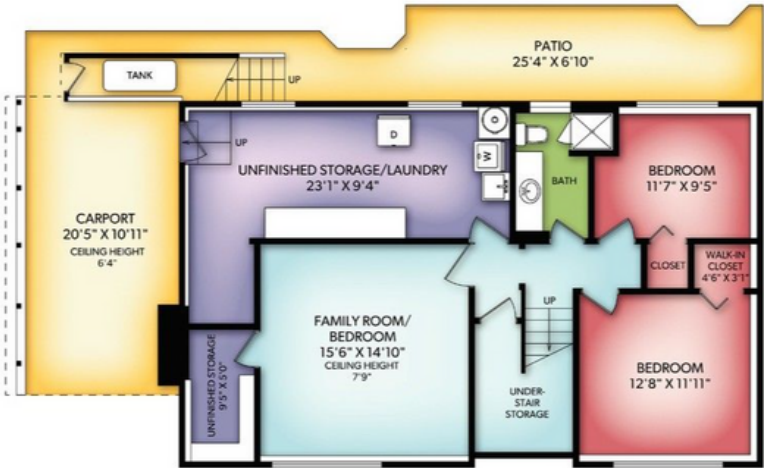




MAIN FLOOR



LOWER FLOOR



FLOOR	FINISHED	UNFINISHED	TOTAL	OTHER AREAS	
MAIN	1114	0	1114	CARPOT	288
LOWER	762	316	1078	DECK	288
TOTAL	1876	316	2192	PATIOS	193
				SHED	82



## 1576 Arrow Road Victoria, BC

This classic West Coast home is ideal in location and layout for an active lifestyle. Take a walk in the neighbourhood and discover Brodick Park with open green space, playground and trails that connect to Feltham and Bow Parks.

This spacious home features hardwood floors, eat-in kitchen, a fireplace, and a large deck, which is a perfect place to retreat and relax. The lower level offers everything suitable to create income potential.

Located in the centre of it all, you can easily walk to University Heights Shopping Centre. Bike to the Root Cellar, or UVic in 10 minutes. Beautiful Cedar Hill Golf Course will be close to home and Mount Doug is a 10-minute drive to hiking trails and the beach. Downtown Victoria is only a 15-minute drive.

### The Details

Type: Single Family Home

Year built: 1965

Configuration: 2 levels

Bedrooms: 4 + large bonus room

Bathrooms: 2

Kitchens: 1

Fireplace: 1

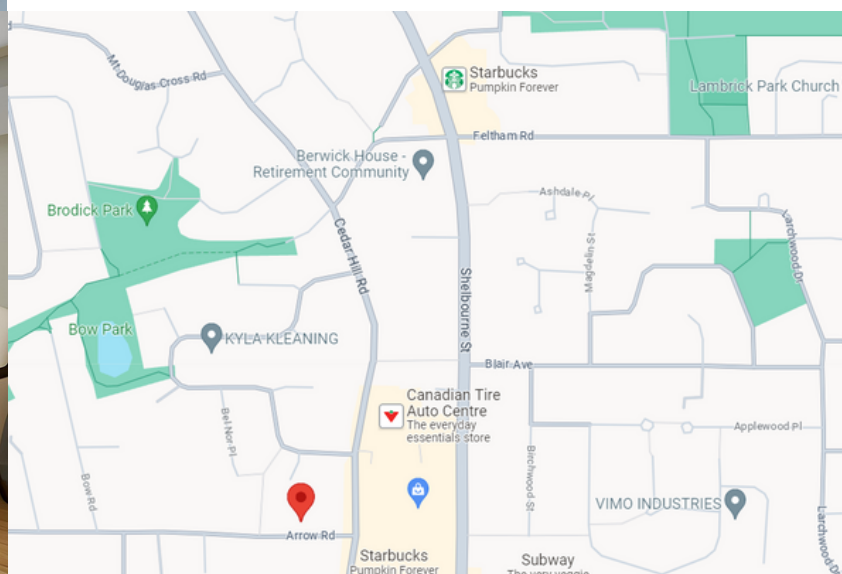
Heat: Forced air/oil furnace

Finished area: 1,876 square feet

Unfinished area: 316 square feet

Deck: 288 square feet

Lot size: 9,132 square feet







Audra Poole & Hal Decter LLB

## Ready to open a new door?

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