

# Dream Home!



128 Winter Cove Road



*This Oceanfront Manor was created with the skills of numerous local craftsmen as you will discover in a myriad of unique features, hand carved double door entrance, an open faced mahogany spiral stair case, a mahogany library, multiple stoned fireplaces, custom built and etched kitchen cabinets, and a sauna to mention a few. This 2,780 sq. ft. home is currently used as a cottage but could easily be your year-round residence. Built on 2.35 acres you can enjoy total privacy and the magnificent views over Lyall Harbour and down Navy Channel. Two south facing upper balconies and an extensive lower deck are sundrenched all summer. You can watch the ferries coming and going without a sound and of course, spectacular sunsets.*



**Dockside Realty**  
Victoria Gulf Islands

MICHAEL VAUTOUR, LICENSED REALTOR®  
Office: 250-539-2121 Cell: 250-818-3919 [www.SaturnaRealty.ca](http://www.SaturnaRealty.ca)

# Property Details



128 Winter Cove Road



**Year Built (est):**  
1982

**Lot Acres:** 2.35

**Bedrooms:** 3

**Bathrooms:** 3

**Fin SqFt:** 2,780

**Unfin SqFt:** 180

**Bsmt:** Finished

**Bsmt Height:** 8ft

**Water:** drilled well

**Waste:** Septic Field

**Foundation:**  
Concrete Poured

**Roof:** Metal

**Ext Fin:** Wood

**Fuel:** Wood, Electric

**Heat:** Wood Stove,  
Heat Pump,  
Baseboard

**Lot Features:**  
-Oceanfront  
-Private Property



MICHAEL VAUTOUR, LICENSED REALTOR®

Office: 250-539-2121 Cell: 250-818-3919 [www.SaturnaRealty.ca](http://www.SaturnaRealty.ca)

# Plot Plan and Aerial View

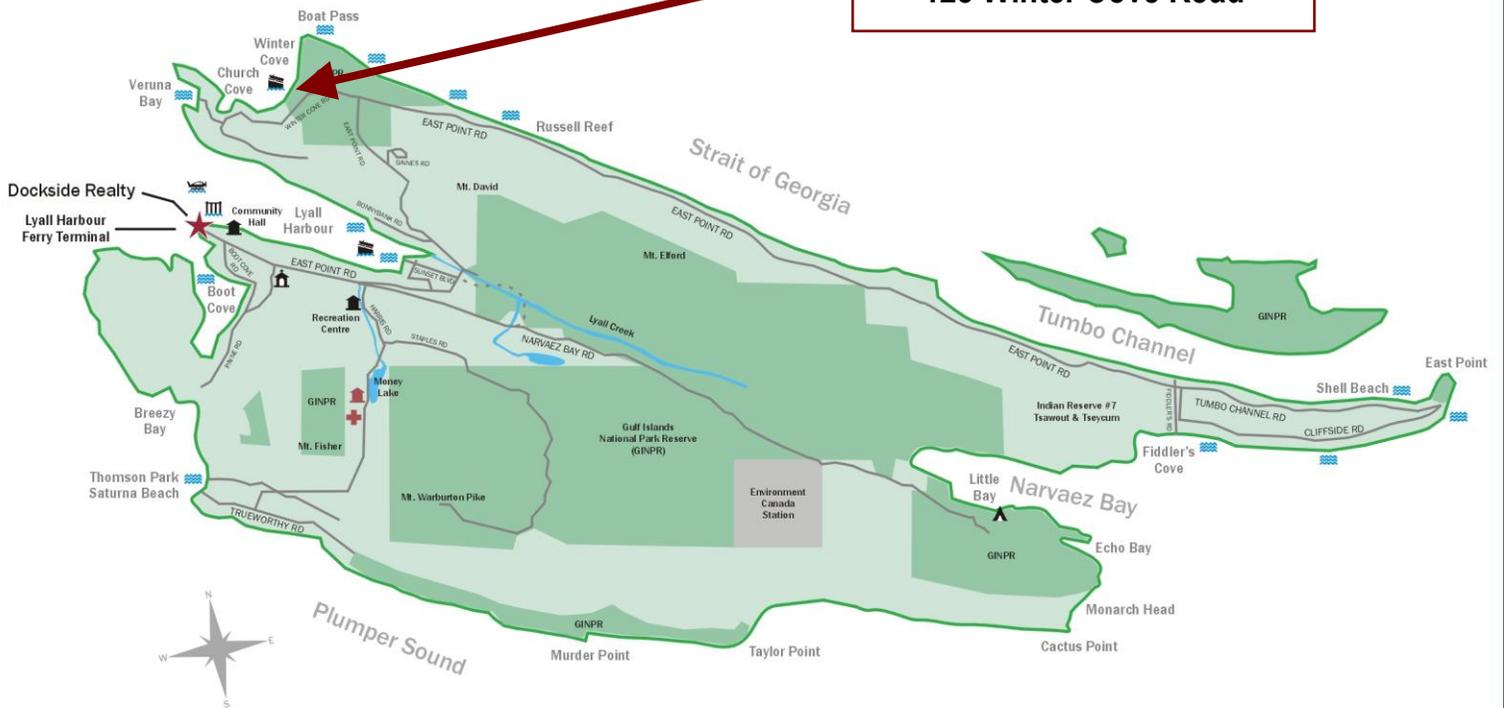


MICHAEL VAUTOUR, LICENSED REALTOR®  
Office: 250-539-2121 Cell: 250-818-3919 [www.SaturnaRealty.ca](http://www.SaturnaRealty.ca)

# Google Area Map

## Saturna Island British Columbia, Canada

**Subject Property  
128 Winter Cove Road**



- Dockside Realty
- Public Wharf
- Boat Launch
- Float Plane
- Firehall
- Medical Centre
- Municipal
- Place of Worship
- Campground
- Walking Trail
- Ocean Access/View

Map courtesy of Dockside Realty. Design Copyright © 2012 Minsky Designs www.minskydesigns.com. All rights reserved.

***DISCLAIMER:*** While every effort is made to provide reliable information, Dockside Realty Ltd. makes no representations or warranties as to the accuracy of this brochure.  
All measurements are approximate and the buyer is responsible for verifying all data provided.



MICHAEL VAUTOUR, LICENSED REALTOR®  
Office: 250-539-2121 Cell: 250-818-3919 www.SaturnaRealty.ca