

# Charming Island Home!



37140 Galleon Way



**Well loved & maintained, 3-bedroom, 2-bathroom home is situated on a desirable corner lot enjoying sunny southern exposure and glimpses over Buck Lake. Home features crown molding in all principal rooms, a cozy woodstove and newer heat pump to keep you warm in the winter and cool in the summer. Immaculately landscaped property includes a deer proof garden, delightful gazebo and an impressive, 840 sq. ft. Quonset style shop complete with 2-piece washroom & 200-amp service. Home is in a great location near walking trails, disc golf and Thieves Bay Community Marina. Ticking many boxes, this home would be an excellent option for Family, Retirement & Recreation! Property is serviced by Municipal water & sewer.**



# Property Details



37140 Galleon Way



**Year Built (est):**  
1970

**Lot Acres:** 0.46

**Bedrooms:** 3

**Bathrooms:** 3

**Fin SqFt:** 1,400

**Unfin SqFt:** 840

**Bsm't:** Crawl Space

**Water:** Municipal

**Waste:** Sewer

**Driveway:** Gravel

**Foundation:**  
Concrete Poured

**Roof:** Metal

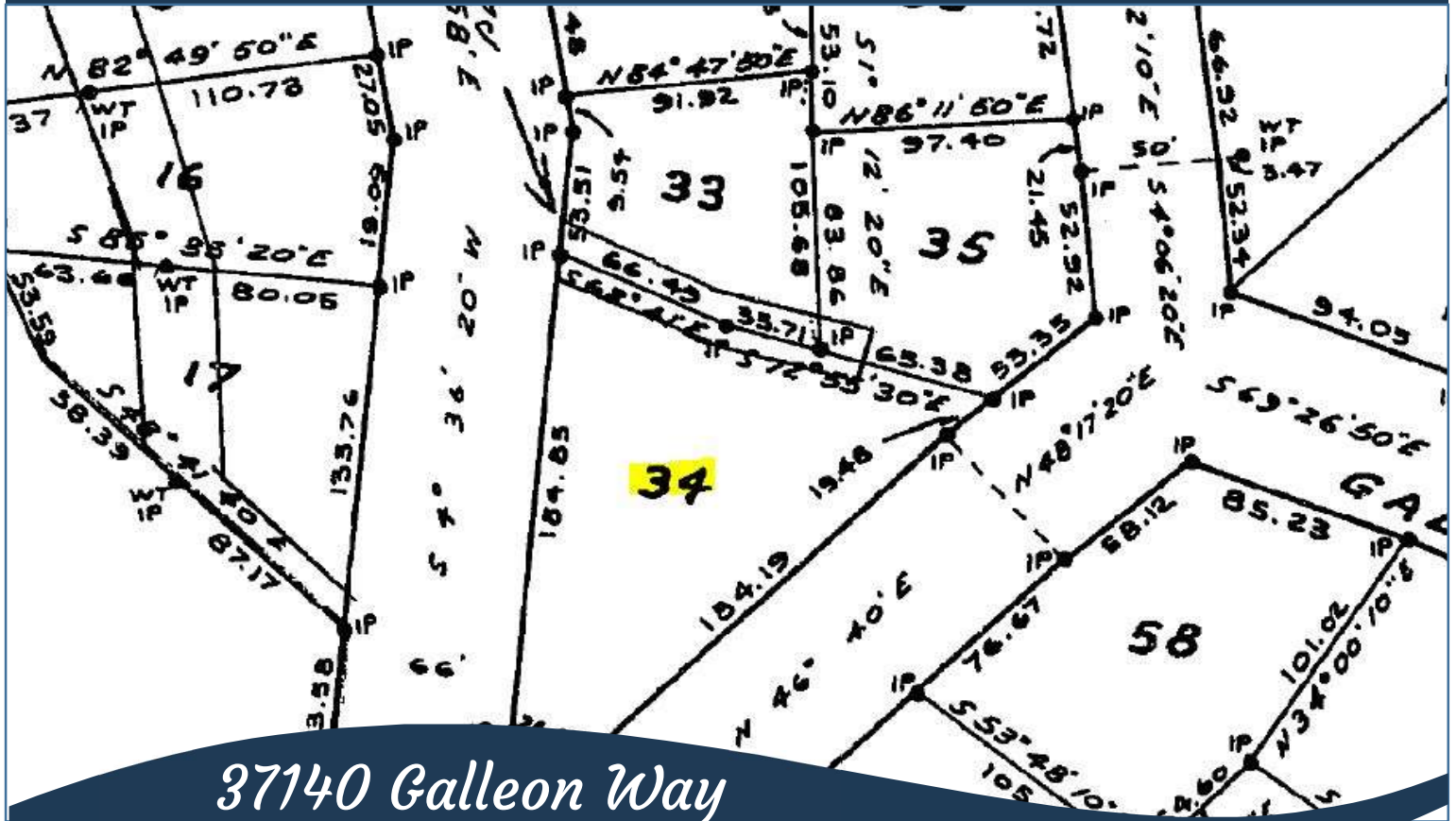
**Ext Fin:** Wood

**Heat:** Heat Pump  
Electric, Forced Air,  
Wood

**Lot Features:**

- Cleared
- Southern Exposure
- Partial Fencing
- Delightful Gazebo
- Low Maintenance Yard
- Magic Lake Estates with access to Thieves Bay marina & tennis courts

# Plot Plan and Aerial View



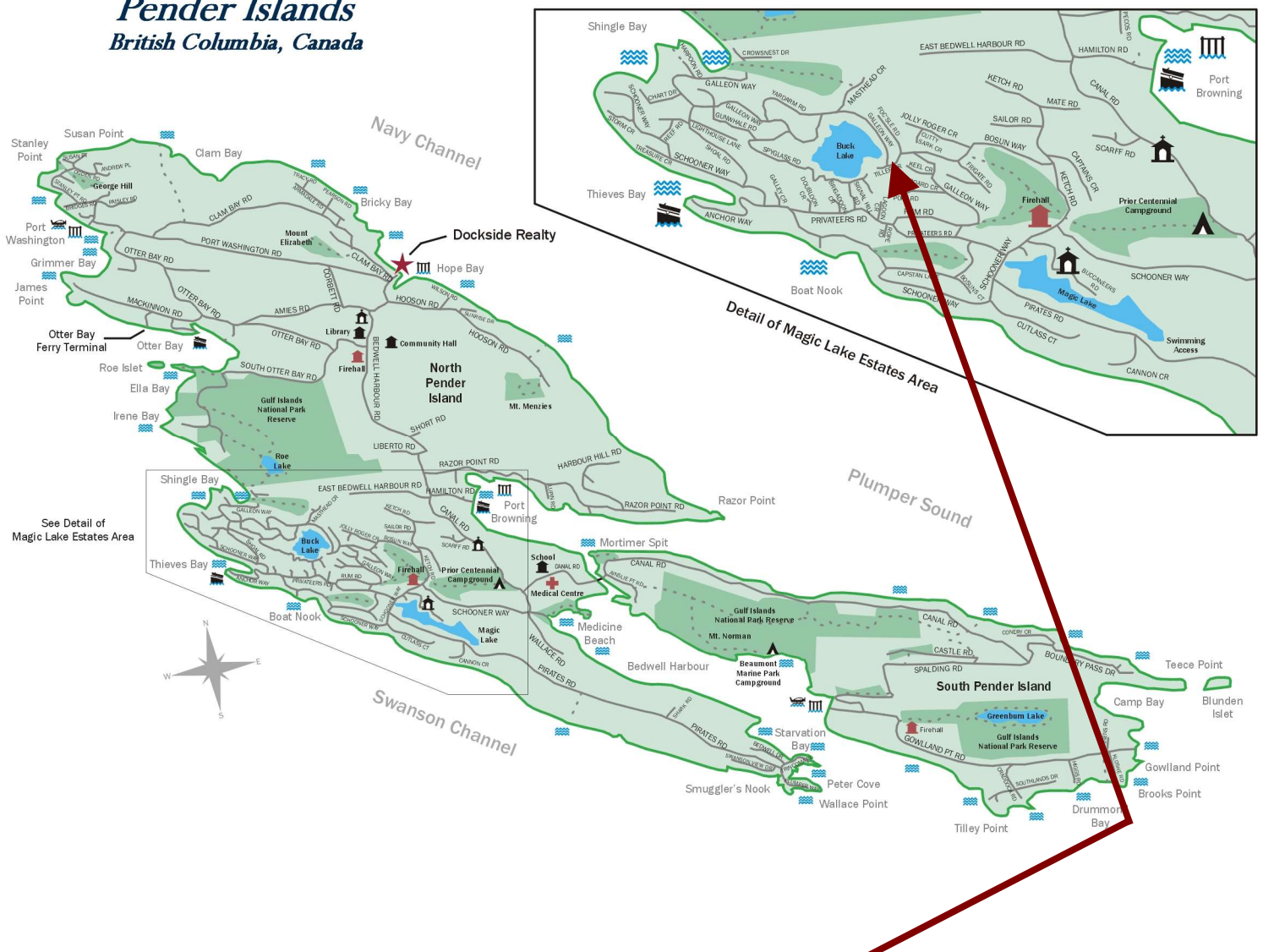
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[www.DocksdeRealty.ca](http://www.DocksdeRealty.ca)

[info@DocksdeRealty.ca](mailto:info@DocksdeRealty.ca) • 250-629-3383

# Pender Islands Map

## Pender Islands British Columbia, Canada



**Subject Property  
37140 Galleon Way**

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

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