

# Peaceful Tudor Acreage!



5422 Hooson Rd



**Tudor Charm meets West Coast Serenity!** Exceptional 2.0-acre private property, showcasing a distinctive 2+BR, 3BA, approximately 2150 sqft country home, situated on an elevated ridge that offers breathtaking views of lush fruit trees, fenced green pasture, complemented by your very own tranquil pond. Nestled against a backdrop of forested acreage, this residence provides a rare sense of privacy & calm. Extremely sought after neighbourhood, close to the Historic Hope Bay Store & several choice beach access points. Main level welcomes you with a cozy living room adorned with a brick fireplace, while the upper floor showcases an expansive open-plan layout, complete with soaring vaulted ceilings, wood beams, giant skylights, elegant hardwood flooring & private patio. This is the ideal environment for both relaxation & productivity. Giant attached garage offers excellent possibilities for workshop or additional living space. This property is a slice of heaven waiting to be called home!



# Property Details



5422 Hooson Rd



**Year Built (est):**  
1984

**Lot Acres:** 2.00

**Bedrooms:** 2

**Bathrooms:** 3

**Fin SqFt:** 2,157

**Unfin SqFt:** 1634

**Bsmt:** Crawl space

**Water:** Drilled well

**Waste:** Septic system

**Driveway:** Gravel/dirt

**Foundation:**  
Concrete Poured

**Roof:** Asphalt  
shingle

**Ext Fin:** Stucco

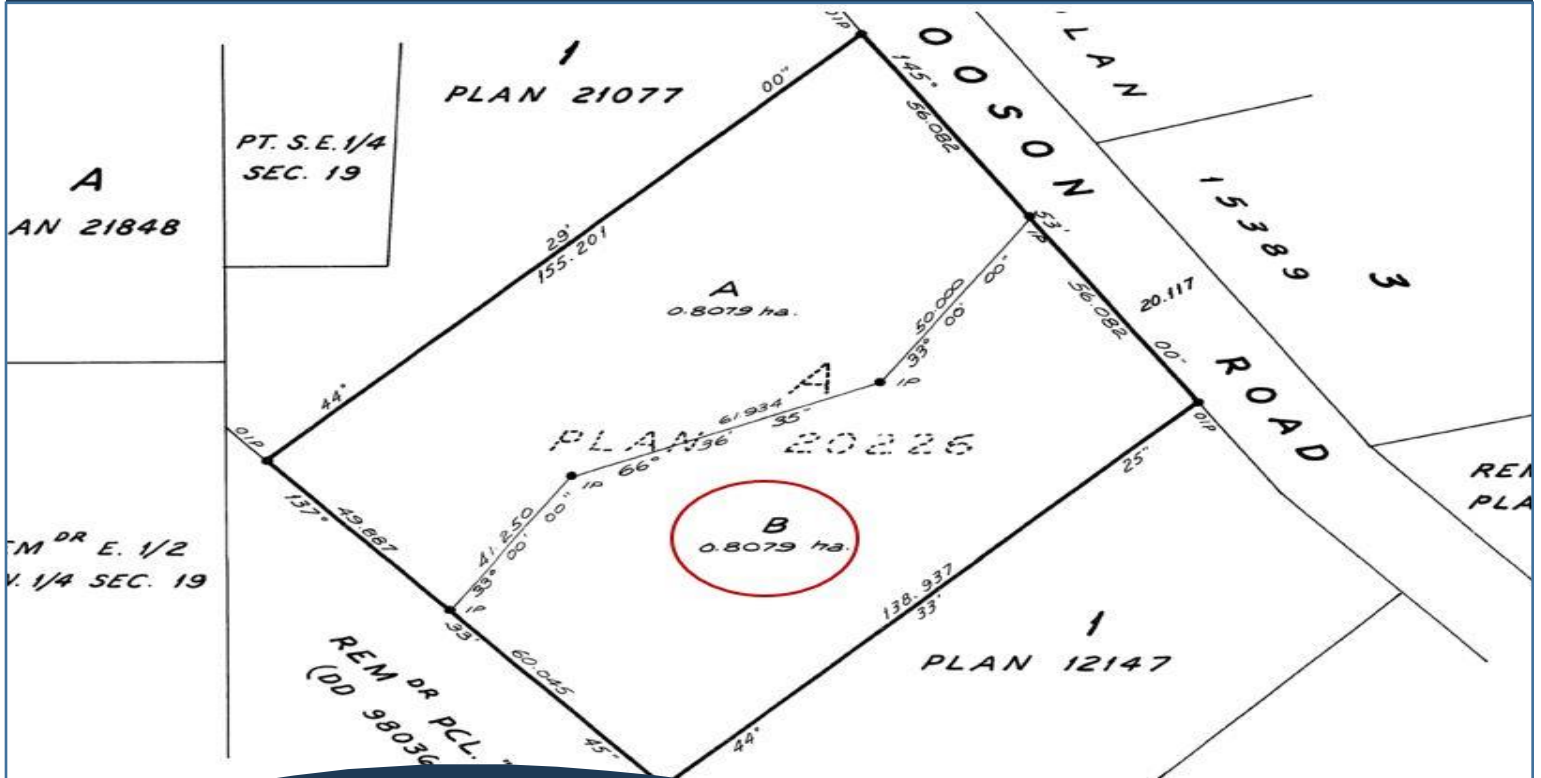
**Heat:** Baseboard,  
Electric, Heat pump,  
Wood, and Propane  
Fire

**Lot Features:**

- Acreage
- Private location
- Park-like setting
- Large workshop
- Close to Hope Bay  
with restaurant and  
shops, ferry, float  
plane, Community  
Hall



# Plot Plan and Aerial View



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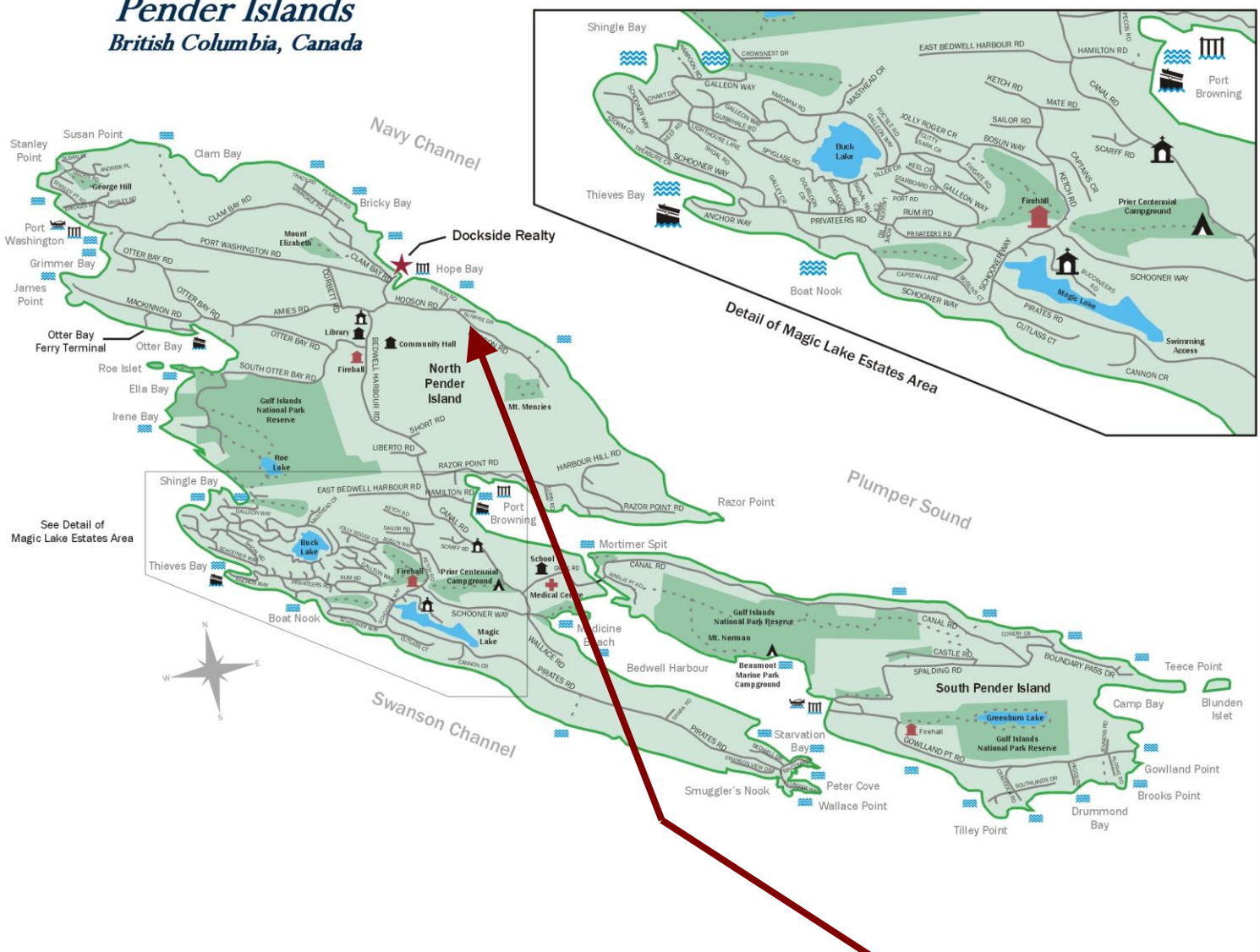
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# Pender Islands Map

## Pender Islands British Columbia, Canada



**Subject Property  
5422 Hooson Rd**

- 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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