



**PEMBERTON
HOLMES**

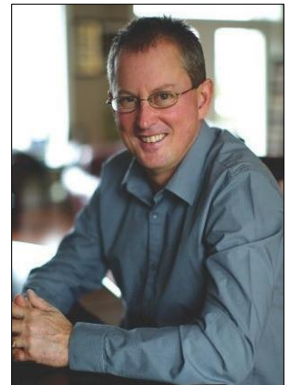
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Sprawling Coronation Hill Rancher

6107 Everest Way

Set apart from the rest; your sprawling 1,900 square foot, easy living rancher features extra accommodation in the lower level. From the expansive triple car garage to the extra parking for your toys, this home has it all. Spacious open kitchen flanked with oak cabinetry overlooking the manicured private yard. Perfectly placed breakfast area, easy care tile floors and a French door to the patio. Impressive onsite finished oak hardwood floors in the formal dining room connected to the large living area by a cozy three-sided gas fire. The master suite with a spacious ensuite features a relaxing jetted soaker tub, a separate shower and perfectly placed double French doors to the private patio for your morning coffee. Two more bedrooms, the main bathroom and laundry finish off the easy access main floor. Down the stairs you will be pleasantly surprised by the huge one-bedroom guest suite with its own three-piece modern bathroom. The yard is particularly private, irrigated, fully hedged and has the funkiest garden shed you will ever see. Some quality features include an intercom system, wine closet and a three-year-young energy efficient heat pump. Resting in Coronation Hill; a well-cared for friendly community, minutes out of the City of Duncan on your way to Maple Bay and the beach. Contact Ken now this is a great family or retirement home.



*Please call to arrange a private viewing - Ken Neal **250-746-8123** www.kenneal.com*