

\$1,750,000 - 3293 McGuire Way, Ladysmith

MLS® #1017199

\$1,750,000

2 Bedroom, 2.00 Bathroom, 2,690 sqft

Single Family on 8.72 Acres

Ladysmith, Ladysmith, British Columbia

Discover the rare opportunity to own an extraordinary 8.7-acre forested lakefront estate on the serene shores of Quennell Lake. Surrounded by towering old-growth trees, this property offers 240 feet of waterfront and a private dock. This picturesque 1-kilometer drive is through an ancient forest off McGuire Way which ensures privacy and seclusion. The property neighbours Wildwood, a 77-acre, protected, conservation forest, which will remain untouched for generations. At the heart of the estate is a custom-designed home, that offers 2,219 sqft of living space and 2 separate carports. The home features 2 spacious bedrooms and a large studio, which could easily serve as a 3 bedroom. There are 2 full bathrooms, an open-concept living, dining, and kitchen area, a family room, and an enclosed sunroom with views of the stunning surroundings. There is natural light with treetop and lake views from every window thanks to the architectural design including clerestory window banks and large skylights. The lower dining room windows offer a unique view into a serene fish pond. For comfort, the home is equipped with radiant heating powered by a wood-fired system, with electric backup, as well as 2 heat pumps for efficient heating in winter and cooling in summer. Two Heatalator fireplaces add to the cozy, rustic charm. The property also boasts a private well, providing 3 gallons of fresh water per minute from a depth of 180 feet and a new Bio-filter septic system and a lake water licence for



gardens and ponds. In addition a charming 1930 log cabin overlooks the lake from a ridge, offering a retreat or guest accommodation, featuring include a loft, stained-glass windows, and a covered veranda with a lake view. The property is zoned for two homes. Whether you seek a private retreat, or eco-conscious lifestyle, this property offers a perfect combination of peace, privacy, and nature. (id:6289)

Built in 1979

Essential Information

Listing #	1017199
Price	\$1,750,000
Bedrooms	2
Bathrooms	2.00
Square Footage	2,690
Acres	8.72
Year Built	1979
Type	Single Family
Sub-Type	Freehold

Community Information

Address	3293 Mcguire Way
Subdivision	Ladysmith
City	Ladysmith
Province	British Columbia
Postal Code	V9G1C4

Amenities

Parking Spaces	4
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Interior

Appliances	Refrigerator, Stove, Washer, Dryer
Heating	Other Heat Pump
Cooling	Air Conditioned
Fireplace	Yes
# of Fireplaces	3

Additional Information

Zoning Residential

Listing Details

Listing Office REMAX Professionals (NA)



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