

1317 Gabbro Lane
Langford, BC V0V 0V0



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MLS# 916151



\$949,999

3 Bedrooms | 3 Bathrooms | 1,945 Sqft

3 Beds 3 Baths SV 30 SL 6 - STAND ALONE UNIT WITH QUICK CLOSE! Southview 30 is a collection of just 30 townhomes with carefully designed floor plans that are just minutes from all amenities and easy access to the TC highway in both directions. This unit SHARES NO WALLS and is on the end of a closed road. Offering approximately 1550 sq ft, 3 beds and 3 baths with a bonus rec room and storage areas. Double garage. The open area of the main floor has 11ft ceilings, a kitchen with island, SS appliances w/ gas stove, and access to the deck w/ gas bbq outlet. Landscaped and enclosed rear yard. The living room has second deck access and a designer gas FP that is paired with a multi head ductless heat pump and baseboards for efficient heating & cooling. Gas Hot Water on Demand. Built Green Certified! Primary bedroom w/ 4 pce ensuite and WIC. 2nd bedroom has WIC as well. Dedicated laundry room. Prices plus GST, appliances, landscaping w/ irrigation, New Home Warranty, roller blinds. Under construction. (id:27) Properties are at increased risk of damage from extreme weather due to climate change. ClimateCheck provides detailed climate risk data for properties now and up to 30 years into the future. 23 hot days expected in 2050 13 storms expected in 2050 Life Stage Employment Type Average Household Income Average Number of



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