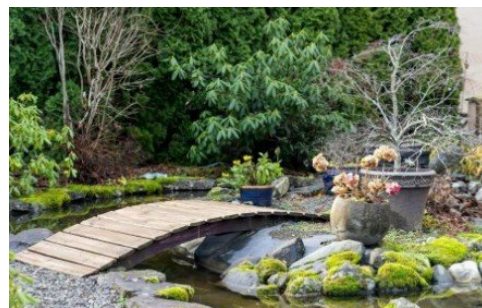


**3581 Kelly Dawn Pl**  
Langford, BC V9C 4J1



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**MLS# 1021939**



**\$1,200,000**

**5 Bedrooms | 4 Bathrooms | 3,908 Sqft**

5 Beds 4 Baths Just in time for the holidays, this spacious 5-bedroom, 4-bath family home offers exceptional flexibility in a sunny, sought-after location. Situated on a quiet, family-friendly street, the setting is ideal for children, entertaining, and everyday living. The home features vaulted ceilings, a gas fireplace in the living room, and a cozy family room with woodstove. The functional kitchen has great flow to the main living areas. A one-bedroom suite located above the double garage provides excellent space for extended family or added income. Additional highlights include crawlspace storage, sewer connection, and a fully landscaped 1/4 acre lot (approx) Located near the new North Langford Elementary School and just minutes to all Royal Bay amenities. Walk to Red Barn! Bareland strata is for road and is exceptionally well run! Don't miss your opportunity in this established neighborhood. 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 Children



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