



NEW LISTING



2 ACRE WEST SIDE WATERFRONT ESTATE

Once-in-a-lifetime experience of a truly magnificent 2 Acre West Side Waterfront Estate on a south and west-facing point with 946 ft of medium-low bank shoreline. Enjoy an intimate connection with the whales swimming along the shoreline! Exquisite home with approx. 3450 sf, two 600 sf detached living spaces, a 1248 sf shop-exercise-office, treehouse, wonderful landscaping, desalinization plant, 30,000 gallons of water storage, 2 deer-fenced gardens, greenhouse, and chicken run. The value of the land is discounted 30% to \$2.1M due to a 99-year leasehold with 72 years remaining and the improvements most likely could not be replaced for less than \$4.5M.

\$6,450,000

MLS #1977734

NEW LISTING



7.5 +/- ACRE ISLAND OASIS PROPERTY

Island Oasis. Two tax parcels totaling over 7.5 acres. Lots of open space, large yard, beautiful greenery. Several outbuildings, including a greenhouse, barn, and several places for storage. Large firepit with ample seating for entertaining family, friends, and guests. Great for outdoor gatherings. No HOA or CCRs. 3 bedrooms 1.75 baths with 2,111+/- sqft. Must see.

\$1,249,000

MLS #1976196

NEW LISTING



ROCHE HARBOR VILLAGE BUILDING LOT

Become a part of renowned Roche Harbor Resort Village with this building lot in The Woodlands, an easy stroll to the amenities of the Resort. Sale includes architectural plans designed by Peter Brachvogel of PC&J Architects, through stage 3 of 4 of Village review, and then ready for County permitting. This lot allows for a detached garage with bonus living space above for guests. Lot includes water, sewer, and electrical hook ups; conduit for fiber in place. Low monthly HOA dues include access to Roche Harbor's pool, tennis/pickleball courts, and boat launch, and includes security. Completed home will provide opportunity for rental income through Roche Harbor Resort rental pool, if desired.

\$499,000

MLS #1978595

NEW LISTING



WEST-FACING LAND LOT ON THE WEST SIDE

West facing lot on San Juan Island's West Side with community beach access! You can hear the whales and ocean traffic. Potential water and mountain views from this .65 acre lot overlooking Straits of Juan De Fuca toward the Olympic Mountains. Lot is sloped with level building site and mossy knolls, facing due west. Short walk to Smugglers Cove Community beach, one of the most incredibly private community beaches with access at the end of a secluded lane. Community water available. Electricity at street. Secluded lot on quiet lane on a no-outlet road. Family-owned since 1967.

\$199,000

MLS #1976526



COLDWELL BANKER SAN JUAN ISLANDS, INC.

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