

**COLDWELL BANKER****SAN JUAN ISLANDS, INC.**

THE MOST TRUSTED AND PRODUCTIVE REAL ESTATE BROKERAGE IN THE SAN JUAN ISLANDS - SINCE 1960!

**REDUCED****Ultimate Yachter's Paradise in Mitchell Bay**

Welcome to the ultimate yachter's paradise nestled in Mitchell Bay. This secluded, historic heritage 35 acre waterfront estate with its own private 80± ft year-round deep-water dock rests along one of the most protected bays in the San Juan Islands. Step onto your boat and immediately embrace marine life at its finest – crabbing, salmon fishing, shrimping – all within minutes of Roche Harbor and Canada. A beautiful west-facing 3,100+ sf 3-bedroom residence overlooks 1,200+ ft of waterfront with rare tideland rights. This vast estate also includes a 5,000+ sf shop, two fenced-in orchards and garden with a heated greenhouse, ½ acre pond, additional outbuildings for storage, 4 wells and a 5 bd septic system ready to serve your own dream home.

**Listed for \$7,950,000 | Reduced \$1,000,000 | Listing ID 2277759****REDUCED****Iconic 8-Acre Estate with Breathtaking Views**

Sited down a scenic private drive, this iconic 8-acre estate showcases some of the Island's most breathtaking views. Designed to blend with nature, the home offers expansive one-level living and a fantastic floor plan. Walls of windows frame the stunning vistas. Chef's kitchen. Exquisite living and dining areas—an entertainer's dream. Multiple French doors open to a sweeping terrace with built-in fire table. Enjoy epic sunsets and twinkling nighttime views of town. Watch ferries pass from the luxurious primary suite. Expansive lawn flows to low bank waterfront and coveted dock. Four attached garage spaces plus more in a separate outbuilding. Media room, steam room, gym. Island living and entertaining at its best—now at an incredible value!

**Listed for \$4,999,000 | Reduced \$926,000 | Listing ID 2394604****REDUCED****Kanaka Bay Waterfront Home**

Kanaka Bay waterfront home offering an exceptional blend of stunning beauty and modern comfort. Set on nearly three sunny acres, the property boasts over 250+/- feet of rare sandy beachfront. Completely remodeled, the 2,972-square-foot residence includes five spacious bedrooms and three and a half baths, thoughtfully designed to frame panoramic views of the shimmering bay, Olympic Mountains, the Straits of Juan de Fuca, and Vancouver Island. Whether you're watching whales glide by or soaking in unforgettable sunsets, this home offers a front-row seat to nature's finest displays. Naturally landscaped with wild roses and plenty of room to cultivate gardens or create your own oceanfront masterpiece.

**Listed for \$3,995,000 | Reduced \$200,000 | Listing ID 2375351****REDUCED****Rare Lopez Island Waterfront Home with Mooring Buoy**

Rare Lopez Island waterfront home with mooring buoy on Fisherman Bay. This turnkey 3,950 sq ft estate includes 3 parcels and offers incredible value for those seeking space, serenity, and unmatched island living. The elegant 4 bedroom, 3.5 bath home features a gourmet kitchen, luxury finishes, and light-filled spaces that flow to a generous patio and expansive decks— ideal for entertaining or simply soaking in the tranquil views. The finished daylight basement includes a wine cellar, craft area, and gym. Two additional building lots offer space to grow. The fully fenced property includes a productive garden and fruit trees. A private, peaceful retreat blending luxury, nature, and island charm.

**Listed for \$1,695,000 | Reduced \$100,000 | Listing ID 2052230**105 SPRING STREET, P.O. BOX 100 | FRIDAY HARBOR, WA 98250 · (360) 378-2101 · [SANJUANISLANDS.COM](http://SANJUANISLANDS.COM)





**REDUCED**



### Mineral Point Home with Expansive Views

On the Water's Edge.... Mineral Point home with expansive views of San Juan Channel, Orcas, Shaw, boating activity and wildlife. 147' of waterfront with a gravel beach. Spacious 3049 SF updated home built in 1978 with open design on .95 ac lot. Living room with vaulted ceiling and wood burning fireplace. Kitchen includes massive island, granite countertops and SS appliances. Dining area takes advantage of the views. Relax on generous upper and lower decks. Main floor includes 2 beds, 2 baths, den, office and laundry with dog bath. Lower level guest with living space, wood burning insert, kitchen, dens and bath. 2 car garage. Community beach and water system. Fiber internet. Close to Roche Harbor, Friday Harbor, hiking trails and beaches.

**Listed for \$1,595,000 | Reduced \$65,000 | Listing ID 2344389**

**REDUCED**

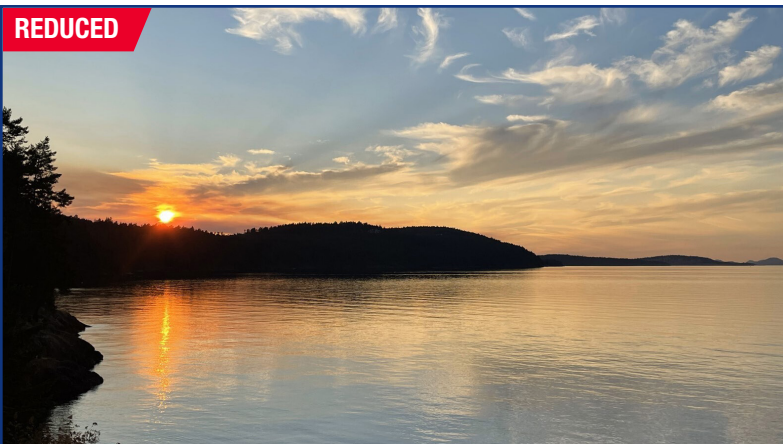


### Spectacular Water View Condo in the Heart of Friday Harbor

Spectacular Water View Condo in the Heart of Friday Harbor. Move-in ready and where the action is. Steps to the marina, ferry, restaurants, shopping and more. Enjoy views of Friday Harbor and the ferry, seaplane and boating activity from the great room, primary bedroom and private roof-top deck. Beautifully remodeled condo boasts a spacious 1628 Sq Ft with great room, stunning floor to ceiling marble tile surrounds propane FP, 2 beds and 2 baths. Chefs kitchen with quality SS Bosch appliances, induction range, eat-in island, quartz countertops and marble backsplash. Primary bedroom offers vaulted ceilings, bath and walk-in closet w-built in cabinetry. Mini-Split heat and AC. Elevator, access to unit and garage parking space. VRBO Allowed.

**Listed for \$1,495,000 | Reduced \$55,000 | Listing ID 2334078**

**REDUCED**



### Waterfront Home with Views of the San Juan Channel

Waterfront home with awe-inspiring views of the San Juan Channel & surrounding islands. Picturesque front-row seats to marine wildlife & boating activities from the expansive deck sitting right above the water's edge. Situated to maximize sun exposure & privacy, this water-front home is a rare find! Features slab marble countertops, custom kitchen cabinets & stainless steel appliances, hardwood floors, primary bedroom on main floor as well as spacious rec room & office on lower floor. Upper floor includes sunny 2nd bedroom with balcony overlooking the water plus additional bonus room. Full bath on main, 1/2 bath upstairs. Wood-burning fireplace on main floor & free-standing propane stove in lower level rec room. UW trail head 2 lots away!

**Listed for \$1,199,000 | Reduced \$96,000 | Listing ID 2336250**

**REDUCED**



### Charming Lakefront Home on Acreage

This charming 1368 sq ft lakefront home features two bedrooms and one and three-quarter bathrooms, offering a spacious great room layout. Enjoy 5.5± acres of stunning south-facing views of the lake, flooding the home with natural light. The property includes a large, fenced garden with an orchard, perfect for outdoor enthusiasts. Additionally, there is a 1380 sq ft garage/shop with a studio or office space, providing plenty of room for work or hobbies. A darling detached studio adds even more flexibility to the property. With a private well and a 4-bedroom septic system, the property offers a peaceful retreat with its mix of woods and meadow. This property truly has it all.

**Listed for \$1,144,000 | Reduced \$25,000 | Listing ID 2353509**





REDUCED



### Spacious Home with Open Floor Plan with Lovely Garden

Walk through the lovely garden courtyard to this spacious 2,228 +/- sq ft home featuring an open floor plan great for entertaining. The main floor consists of a light-filled living room with vaulted ceilings, woodburning stove & deck access. The dining room opens to an inviting kitchen with ample storage space & stainless appliances. Also located on the main floor are two bedrooms, a ¾ bath, laundry area, pantry & bonus room. The 2nd floor primary suite includes a well-appointed bathroom with a tiled shower, soaking tub & walk-in closet. The property also offers a separate studio building with large bathroom & carport. Located just outside of town with nearby access to UW trails & community waterfront lot, makes this a truly special home!

Listed for \$815,000 | **Reduced \$54,000** | Listing ID 2356560

REDUCED



### Great Starter Home Near Town Center

Great starter home! Cute south-facing house in town with 1288 sf, 3 bedrooms, 2 full baths, vaulted ceiling, propane fireplace, bonus room as attached unfinished garage conversion of 448 sf, beautiful landscaping front and back, large backyard is partially fenced, corner lot, and close to grocery store and town center.

Listed for \$530,000 | **Reduced \$10,000** | Listing ID 2312216

