

# 6475 Raven Road Features

- Immaculate Eagle Point home with amazing ocean views
- Enjoy gorgeous sunsets over the Winchelsea Islands and majestic mainland mountains
- Expansive front view deck and wall of windows take in panoramic views
- Fully renovated gourmet kitchen
  - Abundant cabinetry with pull-outs and lots of drawers
  - Quartz countertops
  - Stainless appliances including wall oven, warming drawer built-in microwave and cooktop
  - Stylish hex backsplash
- Kentwood Couture Oak Hardwood flooring
- Living Room with gas fireplace (2021)
- Family Room with access to backyard
  - TV and surround sound system included
  - Electric fireplace
  - Built-ins and floating shelves
  - Bookshelves included
- Primary bedroom has walk-in closet with built-in dressers
- Stunning spa-like five piece ensuite with soaker tub, large tile shower with rainfall head and dual quartz vanity
- Two additional bedrooms on main level, one with ocean views
- Fully renovated main three piece bathroom



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- Beautiful private backyard with level access from the main level
  - Tall hedge for privacy
  - Spacious deck with two BBQ hookups
  - Artificial grass
  - Well manicured garden areas
- Office and fourth bedroom on lower level
  - Office desk and bookshelves can be included
- Large rec room with electric fireplace and new laminate flooring
  - Built-in bookcase and cabinets
  - Space for games table
  - TV and sound system included
- Dartboard and TV area with built-in shelving (dartboard included)
- Fully renovated laundry room with new cabinets and wraparound countertop (2019)
  - Washer and dryer included
- Fully renovated four piece bathroom on lower level
- Gas furnace, air conditioner and hot water tank new in 2018
- Over-height double garage with heater and included freezer
- Four zone irrigation system, built-in vacuum, many new windows, crown moulding and custom top-down bottom-up blinds
- Extra wide driveway for additional parking
- Cement fiber siding painted in 2022



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