



**MILLER REAL ESTATE TEAM**  
3957 Merlin Street





Welcome to this two bedroom plus den, two bathroom home in desirable Deerwood Estates. Inside, there is a spacious living room with front bay window and gas fire-place. The kitchen boasts abundant white cabinetry, planning desk and four appliances. In addition to the dining area, the separate den is currently used as a formal dining room. The primary bedroom features a walk-in closet and three piece ensuite with large shower. A second bedroom, four piece bathroom and laundry room complete the home. A private patio is accessed from the dining room and French doors in the primary bedroom lead to an additional deck. An oversized single garage and shed provide plenty of storage. Added features include a heat pump and newer roof. Two pets are allowed with park approval and the park has a clubhouse and RV storage.



## Specifications



City: Nanaimo  
Zoning: R12  
Home Size: 1,532 sqft  
Taxes: \$3,467 (2023)  
Monthly Pad Fee: \$589.93  
Exterior Finish: Wood  
Roof: Fibreglass Shingle  
Year Built: 2002  
Bedrooms: 2 + Den  
Bathrooms: 2  
Heat: Heat Pump

# North Jingle Pot

All data & measurements are approximate  
& should be verified if important.



Thank you for viewing 3957 Merlin Street  
Additional Information Available at MillerRealEstate.com



Additional Professional Photographs

Available to View on the Miller Real Estate Team Website

3D Immersive Tour & Interactive Floor Plan

Custom Video with Exterior & Interior Highlights

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MILLER REAL ESTATE TEAM

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