

# 14 2229 Graduation Pl, Saanich

\$1,050,000



Welcome to 2229 Graduation Place, where easy living meets elegance in the highly desirable University Ridge! This stunning townhome is move-in ready and waiting for you. With soaring 20-foot ceilings and a grand picture window that floods the living room with natural light, you'll love the spacious and bright atmosphere. Beautiful new oak hardwood floors and a cozy gas fireplace complete the perfect vibe for relaxing or entertaining. The main floor offers a thoughtfully designed layout with a family room just off the kitchen, a bright primary bedroom with a walk-in closet and ensuite, plus the convenience of a laundry room leading to your double-car garage. Out back, you'll find your own peaceful oasis—a zen-like garden and patio, ideal for BBQs, morning coffee, or simply unwinding after a long day. Head upstairs to discover two more large bedrooms, a full bathroom, and an open-plan office or reading nook, offering plenty of flexibility for your needs. Storage is no issue here, with ample space both upstairs and down! Strata living is a breeze with an easy-care strata fee of just \$725/month, covering exterior maintenance and more, so you can focus on the good stuff—like exploring the nearby parks, trails, and Arbutus Cove beach. With shopping, schools, UVic, and transit close by, this is the ultimate location for convenience and lifestyle. Come see it for yourself—you're going to love it! (id:56120)

## KEY INFORMATION

MLS® 977392

Residential Attached

Arbutus

3 Bedrooms

3 Bathrooms

2,678 SF

2,457 SF Lot

## FEATURES

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