

**6278 Somenos Rd**  
Duncan, V9L 4E9



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**MLS# 967730**



**\$699,000**

**4 Bedrooms | 2 Bathrooms | 1,844 Sqft**

Welcome to this beautifully upgraded family home in a prime location! This property offers 1844sqft featuring 3BDs, 1BA on the main level, PLUS a legal 1BD, 1BA suite perfect for a mortgage helper. The main level boasts a living & dining with access to a large, sunny back deck (replaced in 2022). The kitchen, with its adjoining breakfast nook, offers convenience & functionality. The primary BD, along with 2 more BDs, share a recently updated BA. The legal suite was added in 2020 with electrical, plumbing, insulation & sound proofing all updated. With separate entrance through the carport, the suite provides 557sqft - a cozy living room with a wood-burning stove, bedroom, 3-piece bathroom, and washer/dryer hookups. Situated on a 7913sqft fenced lot, the home includes a carport & enclosed under-deck storage. The location is ideal across from Evans Park, a short walk to Sherman Road Soccer Park & close to schools, shopping at Berkey's Corner & Cowichan Commons. Book a showing today.????



**David Lowes**

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