

# 1270 Dobson Road Property Feature Sheet

## General Information

- **Land:** 5 acres
- **Taxes:** \$ 2096.17 / year
- **Zoning:** R-1 (See RDN web link for details:  
<http://www.rdn.bc.ca/cms/wpattachments/wpID260atID428.pdf>)
- Price includes “Forest Song Cabin” rental business

## Main House

- **Age:** 13 yrs old
  - **Size:** 2,617 sq ft
  - **Heating:** electric / fireplace
  - **Flooring:** hardwood/tile/carpet
  - **Bedrooms:** 4: 12' x 18', 12' x 15', 12' x 14, '12'x 12'
  - **Bathrooms:** 2 x 4 pc, 1 x 2 pc
  - **Kitchen:** 14' x 19'
  - **Living Room:** 14' x 20'
  - **Deck:** 12' x 16'
  - **Front Porch:** 6' x 20'
  - **Dining:** 10' x 13'
  - **Laundry/ Utility:** 8.5' x 10'
  - **Family room:** 250 sq ft
  - **Type of siding:** Cedar siding
  - **Roof:** Cedar shingle
  - **Close to:** Provincial park, Errington post office and community centre
- Additional Features:**
- Skylights
  - Walk-in closets
  - Walk-in showers
  - Laundry-room
  - River rock fireplace
  - Greenhouse and garden
  - Wood shed
  - Tool shed
  - Covered front porch

## Cottage

- **Age:** 6 yrs old
  - **Size:** 700 sq ft
  - **Heating:** electric / woodstove
  - **Flooring:** wood
  - **Upstairs:** (loft bedroom) 250 sq ft
  - **Downstairs:** (kitchen, living, dining areas): 450 sq ft
  - **Bathrooms:** 1 x 3 pc
  - **Type of siding:** Cedar
  - **Roof:** Metal
- Additional Features:**
- Covered front and back porches
  - Claw foot bathtub and pottery sink
  - Skylights
  - Peeled logs
  - Pantry / laundry area
  - French doors
  - Wood shed
  - Natural materials

**Contact:** 1-250-954-0104

**E-mail:** pennycowan{at}shaw{dot}ca