

# \$2,750,000 - 1280 Hampshire Rd, Oak Bay

MLS® #1015735

**\$2,750,000**

4 Bedroom, 3.00 Bathroom, 2,227 sqft

Residential on 0.13 Acres

N/A, Oak Bay, BC

Built by an award-winning builder, this stunning 4-bed + office, 3-bath home showcases exceptional craftsmanship in one of Oak Bay's most desirable areas. The main floor offers a bright open-concept layout with engineered hardwood, a designer kitchen with high-end appliances, quartz counters, and a large island. The dining area flows into a living room with vaulted ceilings, gas fireplace, and custom built-ins. A main-floor bedroom, full bath, office, and mudroom add versatility. Upstairs features a luxurious primary suite with spa-like ensuite and walk-in closet, two more bedrooms, a full bath, and laundry room. Enjoy the west-facing backyard, ideal for entertaining and relaxing. Located near top schools, village shops, beaches, and parks, this home blends modern comfort with timeless design.

Built in 2026

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | 1015735                |
| Price          | \$2,750,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Square Footage | 2,227                  |
| Acres          | 0.13                   |
| Year Built     | 2026                   |
| Type           | Residential            |
| Sub-Type       | Single Family Detached |



|        |                   |
|--------|-------------------|
| Style  | West Coast        |
| Status | Active            |
| View   | City, Mountain(s) |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 1280 Hampshire Rd         |
| Area        | OB South Oak Bay          |
| Subdivision | N/A                       |
| City        | Oak Bay                   |
| County      | Capital Regional District |
| Province    | BC                        |
| Postal Code | V8S 4T2                   |

### Amenities

|                |                                                               |
|----------------|---------------------------------------------------------------|
| Utilities      | Cable To Lot, Compost, Electricity To Lot, Natural Gas To Lot |
| Parking Spaces | 2                                                             |
| Parking        | Attached, Driveway, Garage                                    |
| # of Garages   | 1                                                             |
| # of Kitchens  | 1                                                             |
| View           | City, Mountain(s)                                             |

### Interior

|                   |                        |
|-------------------|------------------------|
| Interior Features | Vaulted Ceiling(s)     |
| Appliances        | F/S/W/D                |
| Heating           | Heat Pump, Natural Gas |
| Cooling           | HVAC                   |
| Fireplace         | Yes                    |
| # of Fireplaces   | 1                      |
| Fireplaces        | Gas, Living Room       |

### Exterior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Exterior Features | Fenced, Fencing: Full, Garden, Lighting, Low Maintenance Yard, Sprinkler System |
| Roof              | Asphalt Shingle                                                                 |
| Construction      | Cement Fibre, Frame Wood, Insulation All                                        |
| Foundation        | Poured Concrete                                                                 |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | October 9th, 2025 |
|-------------|-------------------|

|                |            |
|----------------|------------|
| Days on Market | 25         |
| Office         | eXp Realty |
| Zoning         | R-5        |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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