

\$1,229,900 - 1167 River Rock Pl, Highlands

MLS® #1018078

\$1,229,900

5 Bedroom, 3.00 Bathroom, 2,487 sqft

Residential on 0.16 Acres

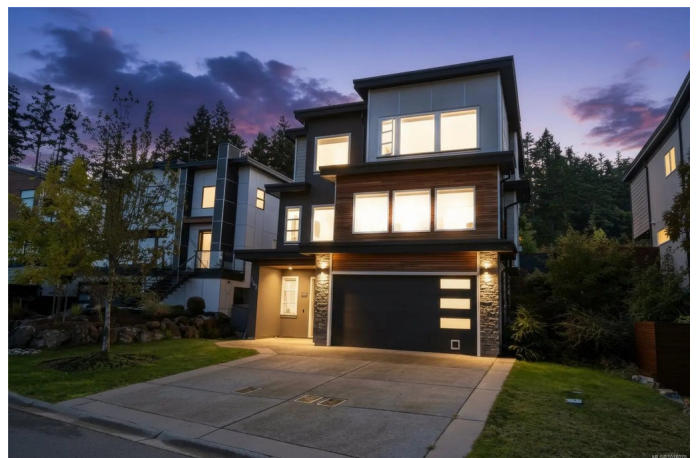
N/A, Highlands, BC

Welcome to 1167 River Rock Place – a modern West Coast home tucked away on one of Bear Mountain’s most desirable cul-de-sacs. Inside, an expansive open-concept floor plan is filled with natural light from oversized windows framing views of Mt. Finlayson. The kitchen features quartz counters and flows seamlessly into the bright living area with a cozy gas fireplace and dedicated home office, which can double as a bedroom nearby. Upstairs are three spacious bedrooms, including a primary with fireplace and spa-inspired ensuite. The converted crawl space creates a perfect home theatre, while the double garage adds convenience. Outside, enjoy an oversized patio, fully fenced flat yard, hot-tub-ready setup, and space for a hammock. Complete with a heat pump, interior sprinkler systems and built-in vacuum, this home blends comfort, function, and lifestyle in a peaceful, well-established street surrounded by mature landscaping – ideal for professionals, executives, and families.

Built in 2016

Essential Information

MLS® #	1018078
Price	\$1,229,900
Bedrooms	5
Bathrooms	3.00
Square Footage	2,487



Acres	0.16
Year Built	2016
Type	Residential
Sub-Type	Single Family Detached
Status	Active
View	Mountain(s), Valley

Community Information

Address	1167 River Rock Pl
Area	Hi Bear Mountain
Subdivision	N/A
City	Highlands
County	Capital Regional District
Province	BC
Postal Code	V9B 0S6

Amenities

Amenities	Private Drive/Road
Parking Spaces	3
Parking	Attached, Driveway, Garage Double
# of Garages	2
# of Kitchens	1
View	Mountain(s), Valley

Interior

Interior Features	Closet Organizer, Dining/Living Combo, Soaker Tub
Appliances	Dishwasher, Dryer, F/S/W/D, Microwave
Heating	Baseboard, Electric, Heat Pump, Natural Gas
Cooling	HVAC
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Gas, Living Room, Primary Bedroom
# of Stories	3

Exterior

Exterior Features	Balcony/Deck, Fencing: Full
Windows	Insulated Windows
Roof	Asphalt Rolled
Construction	Cement Fibre, Frame Wood, Insulation: Ceiling, Insulation: Walls, Stone,

	Stucco, Wood
Foundation	Poured Concrete

Additional Information

Date Listed	October 23rd, 2025
Days on Market	11
Office	Pemberton Holmes Ltd. - Oak Bay
Zoning	CD2

Listing Details

Listing Office	Pemberton Holmes Ltd. - Oak Bay
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