

9208 128th St. Ct. NW
Gig Harbor, WA 98329

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Feature and Benefit Highlights

Throughout and General

- Parcel 0122271031
- 3.34 acre [145,490 lot sq feet] – Gated Entry
- Southern exposure brings sun morning to night
- Main Home - 4,432 square feet of Living Space Plus ADU
 - 4 Beds | 3.25 Baths | 2 Offices | 2 Family Rooms
 - 2 Car Garage
- ADU – About 1536 Square Feet including RV Garage
 - Built in same style as home
 - 2 Beds | 1 Bath
 - RV Garage w/ Power
 - Storage Room about 9 by nearly 30
- Built in 1988. Remodel 2018-2020
- Hardwoods, engineered hardwoods and LVP [NO Carpet]
- Custom Shades/Blinds – done in a non-intrusive color to blend in
- Interior wood clad high end windows
- Tile Roof
- Air Conditioned
- Sports Court
- Auto generator
- Both decks are low maintenance splinter free composite

Waterfront and Outdoors

- About 320 +/- feet
- Beach House for Kayak and water toy storage
- No DNR or Tideland leases
- Gazebo w/ power – water side
- Fenced main home rear yard – perfect for pets
- 2 mooring buoys

Family Room

- Vaulted Ceilings
- Unique Wall Sconces
- Clear Story Windows opposite water side

- Walls of glass overlooks the water – Facing South
- Full floor to ceiling river rock fireplace
- Wall of windows overlooking deck, grounds and water – southern exposure
- Access to main Deck

Kitchen

- Open concept to dining and family room
- Access to main deck for entertaining
- Full Viking appliance package – gas cooking
 - Micro Drawer
 - Gas Range
 - 2 wine Fridges
 - Paneled Fridge
- Walls of glass – no uppers
- Wine Bar area
- Custom Cabinets w/ custom pull outs; Appliance Garage cabinet for smaller appliances
- All appliances stay
- Dining Nook w/ chandelier

Office #1

- Vaulted Ceilings

UPPER LEVEL

Primary Bedroom

- Upper Level
- Large walk-in closet
- Views of the water
- Large ensuite bath

OFFICE #2

- Views of the Water and Grounds
- Unique Vaulted ceilings

Bedrooms (2 + Primary on this Level)

- Shared bath for ease
- Large Walk in Closets in each

Hall Bath

- Full Bath
- Services both Jr Bedrooms which makes them feel like suites

LOWER LEVEL

Kitchenette Area

- Dining Area
- Granite Slab Counters & Blanco sink
- Beverage Fridge

Bedroom

- French Doors
- Views
- Large closet

Hall Bath

- Serves near the bedroom and the lower level

Family Room

- Generously sized for tons of seating
- Great for TV Watching
- Charming screen door for access to outdoor seating area and Hot Tub

Mechanical Room

- All in one Washer and Dryer
- Hot water
- Electric Furnace

ADU

Single level Accessory Dwelling Unit

- 2 Bedrooms | 1 Bath
- Xxxx Sq Feet
- Open concept Kitchen w/ vaulted and beamed ceilings
- Large Storage Room
- RV Garage about 13 x 25.5

Systems and Notes

- Main Home 2 Electric Hot Water Heaters
- Main Home Electric Furnace w/ newer heat pump
- ADU – propane tankless hot water
- ADU – Forced Air electric heat in wall
- All appliances stay
- Irrigation system outdoors

Nearby

- **Gig Harbor North Shopping.** 9 minutes away you will find, stores like Costco, Target, Starbucks, Home Depot, Office Depot and even YMCA.
 - [Map Link Here](#)
- **Gig Harbor.** The historic downtown waterfront serves as the cultural and dining heart of Gig Harbor. Lined with boutique shopping, coastal galleries, fine seafood dining, and public parks like Skansie Brothers Park, it hosts summer farmer's markets, outdoor concerts, and seasonal festivals.
 - <https://www.ghdwa.org/>
 - <https://visitgigharbor.com/>
- **Canterwood Golf and Country Club.** Situated in North Gig Harbor, Canterwood Country Club is a premier private, gated country club featuring an 18-hole championship golf course, tennis and pickleball courts, a fitness center, dining facilities, and a resort-style swimming pool.
 - <https://www.invitedclubs.com/clubs/canterwood-golf-country-club>
- **Uptown Gig Harbor.** Unique district that holds movie theater, shopping, grocery and dining options; Home Goods.
 - <https://uptowngigharbor.com/directory/>

Vendor	type	Payment	\$\$	
Murrays Disposal	trash service	monthly	\$189.00	weekly services
Safeco	property insurance	monthly	\$336.27	
Peninsula Light	electric ADU	monthly	\$125.00	
Peninsula Light	electric main house	monthly	\$230.00	
WA Water	entire property	monthly	\$100.00	
Bulwark	exterminating-entire property	quarterly	\$233.00	every other week service
Aqua Recs	spa services	monthly	\$150.00	
Landscaping	entire property	monthly	\$1,200.00	
Ferrels Gas	propane ADU	every 4 - 6 months	\$300	
Ferrels Gas	propane main house	every 2 years (dryer/heater/stove)	\$200	
Xfinity	internet	ADU	\$100	
Xfinity	internet	main house	\$90.00	

Utility Information and Notes

- Septic – Private Septic. 1 System for Main House and 1 for ADU
- Water – Washington Water
- Electric – Peninsula Light
- Propane Tank – Owned Tanks. ADU – 250 Gal Main Home 500 Gal

UPGRADES TO HOUSE | NOTES FROM OWNER

ENTRANCE TO PROPERTY

Installed new security entrance gate w/key pad
New rock wall and rock address column
Decorative deer at entrance to property
Put all dark red bark around the property
Property adjacent to 128th St. Ct. NW road down and around the bend, cleared out overgrown brush, dead trees, and landscaped it

OUTSIDE:

Ran gas line to main house and changed from electricity to propane gas
Installed 500 gallon propane tank (owner owned) for main house
New fence around property
Painted exterior of house
Security screen door installed in entry external garage door
Built staircase from driveway to beach for Airbnb tenants
New trek deck on front wrap around porch
Build above ground garden on side yard
Put terraced area in front area of driveway, across from front door
Put wall cabinets in main garage
Built out back deck facing water and changed it from wood to trek
Build new staircases leading to yard
Put in patio deck on grass area and install a gazebo
Put in gas line for generator pad and installed generator
Built deck for with railing and piped for gas line for hot tub
Installed new hot tub
Electricity outlets installed all around front and back deck
Landscaping lighting through entire property (including driveway and path all the way to the beach)
Build stairs and railings with lighting all the way from yard to the beach
Build boathouse at beach level
Cut down trees that were either dead or a liability
Terraced hill coming down the driveway and put in irrigation pipes for proper drainage
Put in sprinkler system in front and back yards

MAIN GARAGE

Installed heater
Epoxy floors
New garage doors

INSIDE THE HOUSE:

Middle level/Main floor

Installed owner owned security alarm and fire system

Installed central vac system throughout entire house

New kitchen custom cabinetry w/soft close and upgraded drawers (circular shelves/separated glass drawer/pull out large drawers

New granite in kitchen, coffee area, laundry room, and bathroom

Laundry room and bathroom custom cabinetry

Installed Thermador dishwasher in laundry room

New specialty sinks in kitchen, laundry room and bathroom

New toilet (4 mos old)

New Bryant AC/heating system

Painted walls and wood work trim

Installed kitchen island

New Viking burgundy stove, overhead fan, microwave, fridge and dishwasher

Build new rock fireplace, took it up to the ceiling

Installed new fireplace insert

New fireplace mantle

New wood enclosure

New Pella French doors

New crank windows

New Pella sliding door

New window shades

Refinished hardwood floors, installed new floor in living room

Surround sound in kitchen and living room

All new chandeliers and lights throughout entire main floor

New electrical

Painted living room beam

Wired for Ethernet

BASEMENT LEVEL:

New granite countertops

New cabinetry in kitchen and bathroom

New sink

New kitchen faucet

Entire new bathroom (shower/sink/cabinet/shelves/toilet/floor/faucets and shower system)

New flooring throughout

Surround sound

New wine fridge

New Bryant heating cooling system

Installed shelving in bedroom closet

TOP FLOOR/BEDROOM LEVEL:

Painted walls and wood work trim

New Pella windows in office and bedrooms

Restroom between bedrooms - new shower & fixtures, sink, cabinetry, floor, toilet

Installed hardwood floors

New paint

Installed 5' jewelry display island from Tiffanys in master closet

All new lighting fixtures

New thermostat for heated floor in master bathroom

New speakers in ceiling for surround sound

AIRBNB

Remodeled 6 car garage into a residential 2 bedroom unit with back yard area (see pictures)

Installed septic tank

RV garage and hook up

Built two patio areas

Storage room and laundry room

Enclosed trash receptacle area

Put in concrete driveway