



3643 Beach Drive E | Port Orchard, WA 98366



Property Overview

One-of-a-kind home on coveted Beach Drive with sweeping water & mountain views from nearly every room. Designed for entertaining and everyday comfort, this custom-crafted home offers a thoughtful floor plan with high-end finishes, a spa-worthy primary suite, and a fully outfitted lower-level MIL suite. Located just 30 minutes from Seattle via the fast ferry.



Main Level

- High ceilings and bamboo hardwood flooring throughout
- Large gas fireplace (serviced July 2025) in the main living room
- Custom wood trim and doors add warmth and detail
- French doors open to a freshly stained (June) view deck
- Accordion door creates seamless indoor-outdoor entertaining
- Tile/wood staircase with sleek metal railings
- Full bathroom with tiled flooring and counters
- Bedroom with exterior access and water views
- Built-in storage throughout
- Dual blinds throughout – all stay with the home
- Views from every room



Chef's Kitchen

- Granite and butcher block countertops
- Gas range, dual ovens, microwave, dishwasher, and fridge with showcase door
- Charming curtain sink with water views
- Granite window sills for added elegance
- Generous pantry and wine rack
- Ideal layout for cooking, entertaining, and gathering



Primary Suite (Entire Top Floor)

- Spacious suite with wood-accented wall and decorative sconces
- Private balcony with fireplace and sunshade awning
- Mini split heating/cooling system for year-round comfort
- Spa-like bathroom includes:
 - Corner soaking tub
 - Large tiled walk-in shower
 - Towel warmer
 - Double sinks
- TV in suite stays with the home
- Panoramic water and mountain views



Lower-Level MIL Suite

- Private exterior entrance for true independence
- Murphy bed for flexible living/sleeping space
- Kitchenette with fridge and microwave
- 3/4 bathroom with tiled shower and bench
- Tile flooring and counters
- Built-in storage throughout
- Dedicated laundry room with:
 - New Samsung washer & dryer
 - Utility sink
 - Built-in ironing board



Garage & Exterior

- Epoxy-finished garage floor
- Garage storage stays with home
- Storage shed included
- HardiePlank siding and metal roof for durability
- Water shut-off located in garage
- Roof and windows professionally cleaned July 2025
- Concrete patios and driveway pressure washed and cleaned
- On-deck arm swing with umbrella included

Utilities & Systems

- 500-gallon propane tank (leased from CHS Northwest)
- Propane furnace
- Instant hot water
- Water heater in laundry room

Additional Inclusions

- Piano stays with the home
- Small freezer stays
- Blinds and TV in primary suite included