



6500 15th Avenue 1 Salmon Arm British Columbia

\$3,499,000

Listing Presented By:



Originally Listed by:

Coldwell Banker Executives Realty

One of a kind location. 10 acres of flat land in the prestigious panorama ranch neighborhood in salmon arm. Boasting 360 degree views overlooking Salmon Arm and beyond yet under 3kms to food & shopping! Beautiful 5 bedroom, 3.5 bath home completely renovated and updated in 2018 with basement finished in 2023. Kitchen is a dream with massive island, high end appliances and a huge walk in pantry. Step out to your beautifully manicured yard to a 3 car attached garage but that's only the start. Picture summertime in the Shuswap as you lounge in your 14x40 outdoor pool, grilling up dinner in the outdoor kitchen with a bbq, outdoor range, dishwasher, ice maker, 60" TV with full surround sound. A 4 stall barn with A/C & heat, tack room, washroom, washer & dryer. Multiple paddocks and pastures with water and shelters in each. 110'x200' outdoor riding arena with roping chute, catch pen and return alley. PLUS access to the 135'x75' Indoor riding arena less than 250 feet away. 5 acre hayfield reseeded in 2026 with a grass alfalfa hay mix. 2 shops! The smaller 24x30 shop is great for most jobs, with N/G heat, water & power. Large 40'x60' shop new in 2020 with 18ft walls and double 16'x16' overhead doors and dual 14ft lean to's down each side. Washroom, mezzanine, it's own septic and natural gas radiant heat. Who says you can't have it all? Price out the replacement on the features of this beautiful property and you will quickly realize the value of this one of a kind Shuswap estate. (id:6769)



Royal

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Bedroom 16'10" x 25'9"

2pc Bathroom 6'10" x 7'6"

Storage 7'2" x 11'6"

Utility room 22'3" x 14'9"

Hobby room 14'4" x 14'10"

Recreation room 38'5" x 11'8"

Family room 17'10" x 12'10"

Bedroom 14'6" x 11'6"

Dining nook 21'6" x 19'0"

Laundry room 12'0" x 22'0"

Office 15'1" x 15'8"

4pc Bathroom 9'9" x 19'4"

Bedroom 11'6" x 16'7"

Bedroom 15'0" x 12'0"

Other 6'10" x 15'5"

5pc Ensuite bath Multiple listing

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Full bathroom 8'9" x 9'3"

Primary Bedroom 20'7" x 20'11"

Foyer 10'6" x 35'0"