



# 1180 18 Street Salmon Arm British Columbia

\$834,900

Perfect family home in a terrific area close to schools, churches and amenities, very spacious home with over 3000sqft of living space, currently 4 bedrooms plus office or sitting room but could have 5 bedrooms, featuring hardwood floors and cork flooring, French doors, open concept living with a nice kitchen with gas range including new dishwasher and hood fan, good size living room, lots of windows, extra sitting room with a gas fireplace, 2 bedrooms up and 1 bath. Downstairs features 2 bedrooms 2 bathrooms and a second kitchen with a separate entrance creating a very nice in-law suite or rental, floating linoleum flooring for comfort and durability. Semi-detached double 20X21 car garage with a 10X15 bonus storage room, Stunning landscaping and garden area's with beautiful trees and flowers, manicured grass, a park like setting, this lot is flat and fully useable, attached 10X12 greenhouse and large 13X21 garden shed with garage door. Dog run, lots of parking, huge deck with durra deck to enjoy in the summer months, this is a must see with so many possibilities!! (id:6769)

Recreation room 12'6" x 18'11"  
 Bedroom 11'2" x 8'11"  
 Utility room 11'4" x 9'3"  
 Storage 9'3" x 9'1"  
 3pc Bathroom 11'2" x 10'4"  
 4pc Ensuite bath 8'4" x 7'9"  
 Primary Bedroom 13'1" x 11'10"  
 Bedroom 13'3" x 12'9"  
 Den 11'11" x 10'11"

4pc Bathroom 8' x 7'6"  
 Bedroom 9' x 12'  
 Kitchen 11'11" x 10'3"  
 Foyer 12'4" x 5'5"  
 Dining room 17'7" x 9'1"  
 Living room 13'8" x 15'2"  
 Family room 17'7" x 11'6"  
 Kitchen 14'7" x 9'6"  
 Dining room 15'2" x 10'9"

Listing Presented By:



Originally Listed by:  
 Coldwell Banker Executives Realty

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