



1201 8 Avenue Salmon Arm British Columbia

\$539,900

Opportunity awaits in an unbeatable location. This hidden gem offers a convenient lifestyle, just steps from downtown shops, local restaurants, and scenic foreshore walking trails. Situated on a flat half-acre lot, this property is overflowing with potential for buyers eager to build sweat equity and craft their dream home. The main level boasts beautiful hardwood floors, a bright eat-in kitchen, a separate formal dining room, two comfortable bedrooms, and a full bathroom. The real possibilities lie in the full basement. Bring your tools and ideas and recreate this lower space to suite your exact needs. Currently there are 2 bedrooms and a bathroom and a large unfished area with utilities. A separate entrance lends itself to a suite for a little extra mortgage helper. If you an eye for opportunity, this home provides the ideal starting point and location to transform into an update, polished home. A two car carport and a large flat lot that leaves room for the kids, pets, gardens, a maybe even the shop space you have always wanted. Envision the potential of your new home in downtown Salmon Arm. (id:6769)

Storage 23'5" x 22'5"

Full bathroom 7'9" x 7'4"

Bedroom 13'7" x 11'7"

Bedroom 13'7" x 13'2"

Living room 22'7" x 15'9"

Full bathroom 10'8" x 10'4"

Bedroom 14'2" x 11'1"

Primary Bedroom 14'2" x 11'11"

Dining room 11'5" x 7'10"

Dining room 11'9" x 8'10"

Kitchen 11'1" x 8'5"

Listing Presented By:



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