



1280 Lakeshore Road Salmon Arm British Columbia

\$1,299,000

This stunning property offers unparalleled lake and mountain views, exceptional privacy and is situated close to the foreshore trail, bird sanctuary and Shuswap Lake. Enjoy 180-degree panoramic vistas of the lake and mountains through expansive windows that flood the living space with natural light, highlighting the gorgeous scenery. The living room features high ceilings, huge windows, & a cozy gas fireplace, perfect for relaxing evenings. Step out onto the covered deck (gated for security for kids or pets) or unwind on the private outdoor paver stone patio, wired for a hot tub. The main floor boasts beautiful oak hardwood, with bamboo flooring in the primary bedroom & travertine tile in the foyer and hallway. The kitchen features granite countertops (Golden Kashmir), a marble backsplash, & a gas range (220V available). A spacious games/rec room & convenient main floor laundry add to the home's appeal. The heated double garage ensures comfort and convenience year-round. Recent upgrades include a high-efficiency furnace (2022), new Hardie board siding, Dura Deck & soffits (2023). The expansive 1.5-acre property includes a 12x18 shed, fruit and ornamental trees, an established garden, and ample parking. The property is zoned R14 and offers excellent potential for future development. Don't miss this rare opportunity to own a piece of paradise with breathtaking views! (id:6769)

Listing Presented By:



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Foyer 8'10" x 8'6"	3pc Ensuite bath 8'1" x 7'5"
3pc Bathroom Measurements not available	4pc Bathroom 12'5" x 5'11"
Bedroom 11'4" x 16'6"	Primary Bedroom 17'5" x 12'0"
Bedroom 12'4" x 14'1"	Living room 12'8" x 19'9"
Den 12'3" x 19'9"	Dining room 12'0" x 11'3"
Recreation room 13'10" x 19'8"	Kitchen 10'4" x 10'6"

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