



2263 Carmi Road Penticton British Columbia

\$1,400,000

Direct access to the back country yet only 11 minutes from Safeway. And what a view! A rare opportunity to own 10 acres that connect to miles of forests and trails - a dream property for those who crave the freedom of open forests. Add to that the tranquility of a large pond, with a waterfall, fed by a seasonal creek. Far above the valley hum, songbirds and wildlife are your neighbours. This rancher with full walk-out basement was built in 1991 for the current owner by a renowned local builder. Cutting-edge at the time, it is an energy-efficient R2000 home with high-rated insulation and windows, augmented by a heat-recovery system. Check out the unique Cenergy ceramic woodstove! Everything's on the main floor - 2 bedrooms (could easily be 3), 2 bathrooms, family room, laundry. Large deck on the view side accessed from the family room and primary bedroom. The partially finished basement has 2 more bedrooms (could easily be 3), rec room and direct access to the yard. Tons of storage and even a dedicated workshop with separate access. Double garage with separate workshop and large detached RV garage, as well as two more outbuildings. (id:6769)

- Utility room 9'2" x 7'8"
- Utility room 32'3" x 18'4"
- Storage 18'4" x 9'6"
- Workshop 18'10" x 13'2"
- Other 14'5" x 8'1"
- Full bathroom Measurements not available
- Bedroom 11'10" x 10'8"
- Bedroom 13'10" x 11'4"
- Recreation room 23'9" x 23'
- Laundry room 10'4" x 9'3"

- Sunroom 18'10" x 7'5"
- Full bathroom Measurements not available
- Bedroom 19'9" x 13'7"
- Full ensuite bathroom Measurements not available
- Primary Bedroom 17'2" x 12'
- Family room 17'5" x 16'4"
- Kitchen 25'6" x 13'9"
- Dining room 12'8" x 9'2"
- Living room 16'8" x 13'4"

Listing Presented By:



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Royal

LePage

#4002 - 2271 Harvey Ave.,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

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