



2907 Gyp Road Falkland British Columbia

\$739,900

This beautiful, established home in Falkland is perfect for a new or growing family. The fenced yard is great for pets and kids. Situated on .38 of an acre, this property has mature and producing apple, cherry, and plum trees, with a saskatoon and raspberry patch. The raised garden beds are a soothing place for growing veggies that can supplement a large part of grocery budgets. The backyard space has been landscaped for low maintenance care and attracts many different bird types. 25 minutes to Vernon or 40 to Kamloops, Falkland is the gateway to many hiking trails, lakes, places with fabulous views, and is in the heart of nature. With a dozen lakes in a 10-kilometre radius, the opportunities continue for water activities, all-season fishing, and beaches without the crowds. Falkland is a close-knit community with many groups, meet-ups, and events. Enjoy our world-famous stampede and other yearly holiday attractions. 2907 Gyp Road is 2585 square feet with many upgrades. 4 bedrooms and 3 full bathrooms. Large primary bedroom with full en-suite. Newly finished large gym space, media room/flex space, with games area. Open kitchen/living room/dining room with vaulted ceilings. Double-car garage with large driveway and RV parking can accommodate at least six vehicles. Upgrades include hot water tank (2021), water softener and R/O system (2022), furnace (2024), downstairs bathroom with walk-in rain shower (2022), oven (2024), and many new light fixtures throughout. (id:6769)

Full ensuite bathroom 14'1" x 6'1"

Full bathroom 9'6" x 5'1"

Laundry room 8' x 5'4"

Bedroom 12'6" x 11'2"

Primary Bedroom 16'1" x 12'8"

Dining room 10'9" x 12'5"

Living room 19'10" x 14'5"

Kitchen 12' x 12'2"

Bedroom 10'5" x 11'3"

Media 21' x 10'1"

Games room 22' x 14'4"

Exercise room 29' x 12'6"

Full bathroom 8'8" x 5'

Foyer 8'3" x 5'3"

Bedroom 10'9" x 12'10"

Listing Presented By:



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