



2991 7 Avenue Salmon Arm British Columbia

\$789,000

Here's your chance to settle into a comfortable 2013-built home in a convenient location. With 4 bedrooms and 3 bathrooms, this home offers an open-concept main floor, a welcoming living room with a cozy gas fireplace, and a kitchen featuring a gas range, eat-up island, and a dining area that opens onto the deck--perfect for summer BBQs. The roomy primary bedroom includes a walk-in closet and a 4-piece ensuite, while another bedroom and full bathroom complete the main floor. Downstairs, the self-contained suite with its own laundry adds flexibility for extended family, visitors, or mortgage help. A connecting door to the main home makes it easy to incorporate this space for additional bedrooms, a rec room, or expanded living area if desired. Comfort is covered year-round with a natural gas forced air furnace and central air conditioning, plus in-floor heating on the lower level to keep things cozy. Outside, you'll find a fenced yard with a storage shed, plenty of driveway parking, and easy access in and out. Located within walking distance to schools, the rec center, and Uptown Askews, you're close to daily essentials while still just minutes from Shuswap Lake, trails, and all the outdoor recreation that makes this area such a special place to call home. (id:6769)

Laundry room 6' x 9'4"
Laundry room 4' x 4'
Full bathroom Measurements not available
Bedroom 12' x 12'4"
Bedroom 12' x 13'
Family room 17'8" x 12'6"
Full bathroom Measurements not available
Bedroom 13'6" x 9'8"

Full ensuite bathroom Measurements not available
Primary Bedroom 16'1" x 11'1"
Living room 14'11" x 13'6"
Dining room 12'4" x 9'3"
Kitchen 14'11" x 9'9"
Dining room 11'2" x 7'9"
Kitchen 14'7" x 11'1"

Listing Presented By:



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RE/MAX Shuswap Realty

<http://dorismills.com/>



Royal

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