



370 10 Avenue Salmon Arm British Columbia

\$860,000

Architectural Gem original perched atop Shoemaker Hill on .82 acres, offering beautiful valley views, a central location & rooms flooded with natural light. This distinctive 2-level home includes a fully self-contained 1-bedroom + den suite with its own private entrance & separate driveway. The upper level features a generous primary bedroom with ensuite + 2 additional bedrooms. The showpiece front living room is unforgettable, with soaring vaulted ceilings & walls of windows capturing the surrounding views. A walkout deck extends the living space outdoors, while a gas fireplace grounds the room & adds warmth. The open flow between the living, dining & kitchen areas creates an inviting layout for everyday family life & entertaining. The light extends to every room with skylights in both bathrooms. Walk through to the laundry and mudroom to the yard and gardens. Outside, a detached garage includes a bonus workshop at the rear, providing additional space for projects, hobbies or storage. Zoned for residential medium density, this .82-acre property may also offer future development potential. Improvements include luxury vinyl flooring throughout some newer appliances & mechanical. Enjoy the home as it is, hold the property for the future or explore opportunities to build & maximize the site. Ready for quick possession. (id:6769)

Other 25'1" x 20'6"

Laundry room 14'6" x 7'3"

Dining room 12'3" x 11'0"

Bedroom 7'8" x 8'7"

Bedroom 11'2" x 9'2"

Full bathroom 8'11" x 4'11"

Partial ensuite bathroom 4'10" x 5'7"

Primary Bedroom 13'10" x 13'2"

Living room 14'3" x 17'6"

Kitchen 11'4" x 13'2"

Dining room 15'1" x 15'0"

Other 14'7" x 6'5"

Kitchen 8'2" x 10'9"

Primary Bedroom 9'2" x 13'0"

Full bathroom 5'5" x 7'0"

Listing Presented By:



Originally Listed by:
eXp Realty (Sicamous)

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