



1910 11 Avenue 4 Salmon Arm British Columbia

\$539,900

****DEVELOPER WILL PAY THE GST!**** DRIVEWAYS with plenty of garage space welcome you at Hillside Terrace, where 1567 sq/ft of tastefully designed living space awaits. The open concept main level features plank flooring throughout, and contains the living room, dining area, powder bath, and kitchen with shaker-style cabinets, quartz counters, and an 8' sit-at island with spot for your beverage fridge. This level has a view out the front and walks out to your backyard which is privately fenced and includes artificial turf, patio space, and a small garden area to use as you wish; perhaps for veggie's, flowers, or shrubs (low-maintenance yards keep the strata fees lower). The upper level, with plush carpeting, consists of the primary bedroom with ensuite, a 2nd bedroom, a den/office, and the main bathroom. For additional space we go downstairs where your custom-sized flex-space awaits your plan (currently calculated at 210 sq/ft): This is where you could have a media room, an office, he/she-cave, a storage room, or leave it open to accompany motor toys or a 2nd vehicle. And, if you decide to forgo the flex-space, we will reduce the price of the unit by \$2500. Sound-proofed, gas heat, central air, window coverings, LG stainless fridge, gas range and dishwasher and a white Whirlpool stacker washer and dryer all included, making this exceptional value! Centrally located, to schools, recreation/events, shopping, restaurants, theatres, pet friendly. (id:6769)

4pc Bathroom 7'8" x 5'1"

3pc Ensuite bath 7'8" x 5'

Den 8'1" x 7'8"

Bedroom 12'3" x 10'4"

Primary Bedroom 14'7" x 11'8"

Other 19' x 10'8"

Utility room 8' x 9'

Other 19'9" x 10'8"

Foyer 11'9" x 4'2"

Partial bathroom 7'3" x 3'

Dining room 11'11" x 11'3"

Kitchen 14'4" x 11'3"

Living room 14'7" x 13'5"

Listing Presented By:



Originally Listed by:

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<https://jeremyosborne.ca/>



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