



414 Mallory Road Enderby British Columbia

\$1,479,000

Set on 39 acres of fertile farmland in the quiet Deep Creek valley, this property offers a rare opportunity to create your dream hobby farm. With gently rolling fields and ample space, you can picture horses grazing in the pasture, cows in the barn, or a small flock of sheep roaming the hillsides. The land can grow most crops, or you can lease it to a nearby farmer for easy income. The 2,200 sq.ft. home with full walk-out basement has 5 bedrooms and 3 bathrooms, a large open kitchen with island, and a wood-burning fireplace in the living room. Recent renovations are underway, with some still to be finished to your taste. A brand new heat pump provides year-round comfort, with wood and propane backup for those cozy winter nights. Outbuildings include a 45' x 80' barn, a 3-bay workshop, and plenty of room for equipment and animals. There's a shallow well with excellent water supply, two 200-amp services, and a 50-amp RV plug. The house and barn sit on an upper bench with sweeping views of the fields below, just 15 minutes from Salmon Arm or Enderby, For outdoor recreation, you're only 5 minutes from Gardom Lake—perfect for summer swimming, fishing, and paddling, or winter snowshoeing and skating. With nearby trails, lakes, and mountain scenery, you can enjoy the best of BC's four-season lifestyle right outside your door. This is more than a property, it's a blank slate for the rural lifestyle you've been dreaming of. (id:6769)

Utility room 47'10" x 13'

Foyer 17'1" x 12'9"

3pc Bathroom 8'2" x 5'8"

Bedroom 10'11" x 12'10"

Bedroom 14'1" x 13'5"

Full bathroom 11'8" x 8'1"

Bedroom 12'10" x 9'10"

Bedroom 12'10" x 10'1"

3pc Ensuite bath 8'7" x 9'11"

Primary Bedroom 13'10" x 13'11"

Laundry room 9'10" x 8'11"

Dining room 16'8" x 11'9"

Living room 25'6" x 13'3"

Kitchen 16'0" x 10'6"

Listing Presented By:



Originally Listed by:

B.C. Farm & Ranch Realty Corp.

<http://www.bcfarmandranch.com/>



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.