



430 20 Street Salmon Arm British Columbia

\$825,000

Enjoy one of the best lake views in Salmon Arm from this bright and spacious 4 bed 3 bath family home, perfectly positioned in a welcoming neighborhood with great neighbors! Ideally situated close to downtown, uptown amenities, schools from elementary through college, and public transit, this location makes everyday living effortless. The bright self contained walk-out basement features a 1-bedroom in law suite (could potentially be used as a two bedroom) with its own separate entrance and its own laundry -- ideal for extended family or added income. Large windows ensure the space feels open and inviting, plus there is an additional versatile room perfect for a guest room, office, gym, or den. The fully fenced backyard offers a safe and private space for children and pets, while the large garage provides ample room for vehicles, storage, and recreational gear. Recent updates include new flooring and fresh paint throughout the upstairs, along with new flooring downstairs (except the bathroom) -- giving the home a clean feel and making it move-in ready. Large rooms throughout provide comfortable living space for the whole family, and the many windows fill the home with natural light. Thermal screens and awnings on the top deck. Lake views, updates, generous living space, and income potential -- this is Salmon Arm living at its best. Measurements by I guide (id:6769)

- Family room 18'7" x 13'
- Laundry room 9'7" x 11'6"
- Other 12'10" x 13'
- Living room 18'11" x 25'1"
- Den 9'7" x 14'11"
- Kitchen 13'2" x 10'8"
- Full bathroom 5' x 9'3"
- Laundry room 9'5" x 4'11"
- Full bathroom 4'10" x 10'
- 4pc Ensuite bath 9'5" x 4'11"
- Bedroom 15'1" x 9'11"
- Bedroom 15'1" x 9'9"
- Primary Bedroom 11'7" x 13'5"
- Kitchen 9'7" x 10'

- Bedroom 15'7" x 12'9"
- Den 12'2" x 16'1"
- Dining room 12'10" x 11'9"
- Living room 14'4" x 13'4"

Listing Presented By:



Originally Listed by:
Coldwell Banker Executives Realty

<https://gracebootsma.agent.cbignite.ca/>



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