



6440 Okanagan Avenue Salmon Arm British Columbia

\$1,679,000

5 acre equestrian property in South Canoe with a meticulously kept, 5 bed/4 bath home. The home is finished up and down including a 1 bedrm. in-law suite in the walkout basement. The main floor has a gourmet kitchen with large island, gas range, Corian counter tops, open to the living / dining room and warm stone fireplace (gas). The primary bedrm is located on the main level with a full 4 pce bath featuring a soaker tub, separate shower, twin sinks and heated floor. Laundry, additional 2 bedrooms full & 2 pce bath are also located on the main level along with access to the large 390 sq ft covered deck off the dining room, great for year round entertaining! Downstairs you will find the media room with projector and screen, another bedroom and the separate self contained 1 bedrm suite. Garage is 24'x28', 2 bay with 2 x10' roll up doors allowing plenty of room for full sized pickups. Outside is 14'x30' Workshop with 100 amp service, beautiful 24'x40' Stables with 3 box stalls, paddock runs and feed storage. The land is fenced and cross fenced divided up into 4 pastures and irrigated under licence by East Canoe Creek and Larch Hills Water community. The home is supplied by municipal water. Located in a private rural area, central to Salmon Arm and Enderby. This is a very well maintained property ready for your ideas. (id:6769)

Utility room 8' x 13'

Bedroom 21'10" x 10'7"

3pc Bathroom 6'10" x 7'11"

Foyer 10'8" x 6'6"

Storage 4'6" x 10'

Other 5'11" x 5'11"

Bedroom 11'2" x 15'8"

Media 16'6" x 15'3"

Other 9'5" x 11'4"

Other 6'7" x 7'7"

Other 6'6" x 4'3"

Primary Bedroom 14'5" x 20'3"

Bedroom 12'9" x 11'

Bedroom 11' x 11'9"

4pc Bathroom 8'3" x 7'7"

2pc Bathroom 4'5" x 4'4"

Office 4'8" x 3'5"

Laundry room 3'11" x 3'11"

Listing Presented By:



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