



65 Grove Road Enderby British Columbia

\$949,000

Welcome to 65 Grove Road! Tucked away on 5 peaceful acres, this gated entry with winding paved driveway presents a country residence offering privacy and space to enjoy the outdoors year-round. The 2500 sq/ft, double garaged rancher n walk out basement, features 4 bedrooms plus a den and 3 full bathrooms, bright open-concept layout that's designed practicality. The kitchen is equipped with high-end appliances, flows seamlessly into the main living area with oak hardwood flooring throughout. The spacious main bath includes a relaxing sauna & bidet, while high end features like European tilt-and-turn windows and doors, a newer heat pump, and a backup generator provide year-round comfort & efficiency. The walkout basement features 2 beds, storage, 3 zoned heated tile floors and inside access to a glass solarium ideal for morning coffee, sprouting seedlings, hanging or working out. Outside, you'll find a large RV building, chicken coop, & workshop/storage space with a wood shed. The property is landscaped with tiered rock wall irrigated gardens, fruit trees, berry bushes, private trails, and a cobblestone fire pit area. Just off the partially covered deck, this cool gazebo with a wood-burning fireplace and 6-way panoramic views of your private getaway, creates the perfect place to relax in every season! While secluded, your 7 minutes to schools & amenities, 15 min to Salmon Arm & 35 min to Vernon. Skiing, Biking and watercraft hobbies surround you here. Welcome Home!

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Royal

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- Utility room 6'4" x 5'11"
- Laundry room 8'11" x 5'1"
- 3pc Bathroom 8'0" x 5'4"
- Storage 6'6" x 12'1"
- Den 14'3" x 12'4"
- 1pc Bathroom 8'0" x 4'11"
- Sunroom 19'4" x 16'4"
- 4pc Bathroom 9'9" x 9'9"
- Bedroom 12'7" x 9'0"
- 3pc Ensuite bath 6'3" x 5'11"

- Bedroom 18'1" x 7'8"
- Bedroom 12'4" x 14'2"
- Family room 13'8" x 11'8"
- Sunroom 18'8" x 13'5"
- Primary Bedroom 12'7" x 11'9"
- Living room 16'2" x 13'9"
- Dining room 13'2" x 7'8"
- Kitchen 4'11" x 11'8"

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