



5581 Eagle Bay Road 8 Eagle Bay British Columbia

\$2,500,000

Shuswap Lake Waterfront located at Shimmering Waters Coop in Eagle Bay. 1/2 acre with 100 Ft of lake frontage set back from the main lakeshore road on a quiet dead end lane that services only a dozen properties. Bungalow with 10 foot ceilings, open concept, stunning lakeviews & fully finished walkout level. 3 Bedrms, 3 Bathrms with room to add 2 additional bedrms if required. Award winning design, full width lakeside deck w/glass railings. Includes personal dock & buoy, lakeshore firepit & crystal clear water for perfect swimming. Vaulted ceiling double garage & room for RV parking. Driving access to the lake opens opportunities for lakeside RV parking with large lawn area, tiered with rock retaining walls. Two water services with water filtration systems for lake intake & additional community water supply, high efficiency wood burning fireplace, onsite community boat ramp with RV parking storage areas, heat recovery ventilation system (HRV), lowE cascading windows, built-in sound system, central vac with sweep vents, tiled floors & polished concrete in lower level. Quality details including Murano glass light fixtures, double french patio doors up & down, granite counters, hot tub, billiards table & lower level covered patio w/outdoor shower. Ownership is offered with a share in the Shimmering Waters Holding Inc. company. There are a total of 15 owners in the company, each owner having exclusive use to their own lot, very few rules or regulations & renting is permitted. (id:6769)

4pc Bathroom 9'0" x 17'7"

Bedroom 13'0" x 11'0"

Games room 18'0" x 23'5"

Den 7'4" x 13'0"

Recreation room 18'3" x 13'7"

Bedroom 13'7" x 11'6"

Laundry room 5'7" x 12'5"

3pc Bathroom 8'5" x 8'9"

3pc Ensuite bath 10'0" x 8'8"

Primary Bedroom 12'2" x 14'2"

Living room 11'8" x 13'8"

Dining room 13'4" x 23'5"

Kitchen 16'6" x 11'0"

Listing Presented By:



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