



## 2254 FERKO ROAD Keremeos BC

\$475,000

If you are looking for a modern hom in a rural setting this 2017 Moduline manufactured home sits on a half-acre lot in rural Cawston BC. This 2017 3 bedroom home sits on a 4' concrete crawlspace, has an updated septic system & a new 90' drilled well. It has LED lighting throughout, a High Efficiency gas furnace and features lots of cupboard & storage space in the kitchen with Orchard views. A gas fireplace sets the mood in the living room & a hot tub to finish your day sits out on the custom-made deck with patio doors from the Master Bedroom. For the hobbyist, a large attached garage is an ideal additional feature, as it has plenty of work space, as well as parking space. The back yard has been finished in turf but the front yard landscaping is up to you to finish to your tastes. Cawston is a terrific rural community, primarily made up of fruit farms organic farms, wineries, vineyards, and a mix of Agri-tourism. This is a great area to raise your family. All measurements are approx

Living Room 12x11

Dining Room 9x11

Kitchen 12\3x11

Master Bedroom 16x11

Bedroom 10\2x12

Bedroom 10\11x8

4pc Bathroom

3pc Ensuite



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