



## 2 MCLURE FERRY ROAD Kamloops BC

\$2,900,000

68.85 acre River Front Farm perfectly situated on no-thru road. Long driveway runs along the river leading to the stately 2600+ sq ft home and manicured lawns; then continues on to several outbuildings, with the produce fields on the right. The 1992 semi-custom two storey home was built with functionality in mind and with great attention to detail. Add your own flair and impeccable taste to make it yours! At the end of the driveway looms the massive 60 x 40 Truck Shop ~ perfect for the parking the 'big rig' or for home hobby/business, complete with mezzanine, office, and bathroom. 60 acres are irrigated, currently producing potatoes. Other buildings include 3 Log Cabins, 100 x 36 Hayshed, 80 x 20 Machine Shed, 48 x 24 Sawmill Shelter. Property has 2 Shallow wells, Farm Status, ALR, Zoned SH-1. Irrigation pond, irrigation equipment and pivot. Fantastic setting on the North Thompson. Just 25 minutes to Kamloops and 15 minutes to Barriere, and seasonal access to McLure Ferry.

2pc Bathroom  
4pc Bathroom  
5pc Ensuite  
Kitchen 13\\'8x11\\'2  
Dining 12\\'3x11\\'8  
Living 14\\'4x14\\'3  
Office 11x11  
Nook 9\\'8x8\\'5

Family Room 14\\'9x14\\'6  
Entrance 10\\'9x9\\'9  
Laundry 13x9\\'9  
Mast BR 18\\'2x11\\'6  
Bedroom 10\\'11x10\\'3  
Bedroom 10\\'3x10  
Workshop 60x40  
Workshop 35\\'5x16\\'3

Listing Presented By:



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RE/MAX INTEGRITY REALTY

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