



3418 SHUSWAP RD Kamloops BC

\$3,400,000

Beautiful private 11.56 acre riverfront French country estate being offered for sale. Tucked well in off the main road amongst the shade trees, this original owner custom built Wilms design home offers over 4100 sq ft of living space on two floors and has everything you would want including an additional 3500 sq ft unfinished basement w/refrigerated cold room. This home has three distinct areas; the owner suite with its creative private spaces, open dining/living & kitchen areas, and a staircase to the guest bedrooms, sitting area, hobby room, and den. Outside is as impressive, a wrought iron security gate opening to a circular driveway bringing you to the front door, continued wrought iron fencing that borders the main yard and river, several large decks overlooking different areas of the property, shrub beds, raised vegetable gardens and variety of fruit trees. Two wells feed 57 irrigation zones, 2 geothermal furnaces and solar panels for a carbon free footprint. A must see!

2pc Bathroom
5pc Bathroom
5pc Ensuite
Other 6\\'9x8\\'8
Kitchen 17\\'10x9\\'9
Nook 10\\'1x9\\'6
Dining 19\\'6x15\\'2
Living 17\\'6x12\\'6

Pantry 11\\'8x6\\'8
Other 8x8\\'10
Mast BR 22\\'9x15\\'5
Other 18\\'9x10\\'8
Other 10\\'8x7\\'6
Other 20\\'2x19\\'9
Other 17\\'4x10\\'9
Other 12\\'1x10\\'11

Listing Presented By:



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