



1 Wolfe Street Sicamous British Columbia
 Sicamous
\$849,900



Heated 31' x 34' dream shop with finished living quarters + a secondary home in a prime Sicamous recreation location. This versatile property offers the perfect setup for those needing space for boats, sleds, vehicles or hobby use, while still providing comfortable living & income potential. The impressive 2010 heated shop feats. oversized 10' doors, epoxy floors, bright lighting & extensive built-in cabinetry & storage, creating an ideal space for projects or storing recreational toys yr-rnd A mini-split heat pump provides efficient heating and cooling. At the rear of the shop is a fully finished living area of approx. 862 sq ft including 2 beds, 1 bath, kitchen & living space, an updated kitchen & cozy fireplace in the living room. The living area also has high ceilings & sliding doors leading to the outdoor patio. The well-maintained 1994, 1,052 sq ft home offers comfortable living with level entry & a spacious kitchen featuring stainless steel appliances. A partially covered composite deck extends the living space outdoors. Outside, the property features a nicely landscaped yard with a large paving stone patio and firepit area, mature hedging for privacy, gated access & plenty of parking for vehicles, trailers and recreational equipment. The wide driveway allows ample space for larger vehicles and trailers, and an RV plug is conveniently located outside. The mobile is c...



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