



1280 Lakeshore Road Salmon Arm British Columbia
 NE Salmon Arm
\$1,147,000



This exceptional property was thoughtfully designed to capture breathtaking 180-degree views of the lake, wharf, and surrounding mountains. A true gem on Lakeshore Road, it enjoys a prime location overlooking the foreshore trail, bird sanctuary, and Shuswap Lake. Expansive windows flood the home with natural light, enhancing the bright, open-concept living space. The living room features soaring ceilings, oversized windows, and a cozy fireplace—perfect for relaxing evenings. Step onto the covered deck, safely gated for children and pets, or unwind on the private paver stone patio, pre-wired for a hot tub. The main floor showcases oak hardwood, bamboo in the primary bedroom, and travertine tile in the foyer and hallways. The kitchen is a chef’s delight with Golden Kashmir granite countertops, marble backsplash, and a gas range (220V in place). A spacious games room/den and main floor laundry add functionality. The heated double garage ensures year-round comfort. Upgrades include a high-efficiency furnace, 40-gallon hot water tank, Hardie board siding, Duradek, soffits (2023), and Poly-B replacement. Set on 1.5 acres across two titles with zoning R10/R14, the property offers ornamental and fruit trees, a well-established garden, ample parking, and a low-maintenance, park-like setting—offering incredible views and endless possibilities. (id:6769)



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