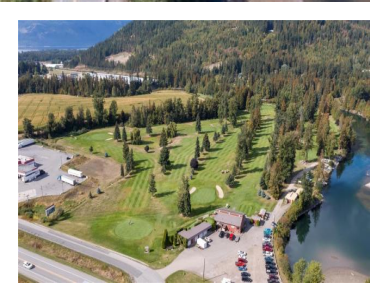




1450 Husky Frontage Road Sicamous British Columbia

Sicamous

\$2,679,000



OWNER OF 36 YEARS READY TO PASS HIS LEGACY ON! EAGLE RIVER GOLF & COUNTRY CLUB - Land, Buildings and Business - for sale in Sicamous! 34.37 lush acres, fully landscaped, nestled along the beautiful Eagle River.

PROPERTY: Fully rated 9-hole golf course featuring two sets of tees, w/ underground irrigation. Practice putting green. 19 Power Carts. Over 3,000 ft of Eagle River frontage w/ access & water rights - incredible beach areas.

OUTBUILDINGS: 5 Bay Garage/Shop, Picnic Gazebo, Members Lockers, Maintenance, Pump & Service Buildings. RV PARK: 10 fully-serviced RV Camping Sites along the Eagle River. Hook-ups: Water, sewer, electricity.

CLUBHOUSE: MAIN LEVEL 2840 sf clubhouse. Full kitchen w/ liquor license. Seats 142 people, incl patio/deck (1017 sf) . Outdoor BBQ area. UPPER LEVEL: 2348 sf w/ two residential suites (3 bedroom & 2 bedroom units). Balcony (501 sf) overlooks golf course. Operate the business as is or bring to life your vision for expansion & venue hosting (weddings, concerts, events): 5,000+ sf LCRB approved full-service patio for future expansion. 700+ ft of Hwy #1 frontage w/ access from Husky Frontage Road. 3 Titles - PID: 010-324-305; 010-324-429; 010-324-399. Transition of Operations - Options available to Purchaser include: Management Agreement for Business Operations OR quick turnaround Training of Operations to New Management. A celebrated public venue...



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