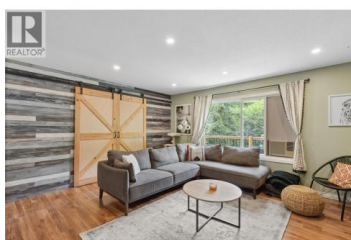




## 2861 5 Avenue Salmon Arm British Columbia

SE Salmon Arm

# \$725,000

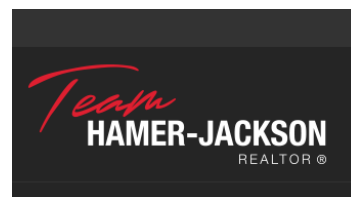


This tastefully updated family home with a mortgage helper sits on a rare 0.42-acre lot backing onto Shuswap Middle School with direct access to bike trails. The expansive, park-like backyard offers privacy, space to garden, play, or relax, and is perfectly suited for young families. Upstairs features two bedrooms plus a den (currently used as a third bedroom). The bright lower level is a self-contained suite with one bedroom plus a den, private entrance, and separate laundry--ideal for generating rental income, hosting extended family, or creating a flexible living arrangement. Stylish updates throughout add modern charm and comfort. Additional highlights include a double carport, loads of storage, and a quiet, walkable location just one block from Field of Dreams Park and close to schools. A rare mix of location, functionality, and income potential--this one checks all the boxes (id:6769)

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