



## 4377 Hallam Road Armstrong British Columbia

Armstrong/ Spall.

**\$1,200,000**



Come and enjoy the rural life style on this 20 acre farm property with a 5 bed/2 bath older home. Level entry with kitchen, living & dining rm, 3 pce. bath, 2 bedrooms and laundry on this main floor. Upstairs is another bedroom with 3 pce. bath and large unfinished attic area. The partial basement has a separate entrance and is the location of the last 2 bedrooms with an unfinished area used for a small workshop and mechanical room. The home has a newer forced air natural gas furnace along with updated electrical system. Of the 20 acres 5 are planted to several varieties of fruit trees including, Pears and Apples. The balance of land is cultivated and in hay production. The outbuildings include a 22' x 30' Barn with hay loft and some storage sheds. Domestic water is provided by a reliable community system. Gardens are irrigated from a shallow well located on the property. The property is conveniently located 5 minutes from Armstrong on gently sloped sidehill offering fantastic views over the valley. (id:6769)

**Patrick Duggan**

Royal LePage Downtown Realty

Phone: (250) 308-0938

<http://www.oklandbuyers.ca/>



**RE/MAX Kelowna**  
100-1553 Harvey Avenue  
Kelowna, BC,  
Canada