



## 851 26 Street Salmon Arm British Columbia

SE Salmon Arm

**\$659,000**



LOCATION-LOCATION-LOCATION.....Looking for the perfect 3-bedroom, 2-bath home?... This charming bi-level home is situated on a quiet cul-de-sac and offers incredible potential with some cosmetic updates. Recent improvements include all-new windows and newer laminate flooring throughout much of the main level. The functional kitchen features a great layout, spacious living room offers a cozy wood-burning fireplace and the dining area provides direct access to a large 20' x 11' covered deck. The main floor also includes two generous sized bedrooms and a full bathroom. Downstairs, you'll find a large third bedroom, a spacious family room, office space, additional storage, and a second full bathroom, providing plenty of room for a growing family. Outside, the flat back yard offers privacy, which includes ample parking with a 24' x 12' carport and a 19' x 19' detached garage/shop featuring a manual overhead door. This hidden gem combines location, space, and potential, an excellent opportunity for buyers to enjoy a .22 acre lot with room for storing recreational toys. Walking distant to schools and Kin Park. (id:6769)



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