



8533 Colt Road Kamloops British Columbia

McLure/Vinsula

\$1,680,000

LINES DO NOT REPRESENT A SURVEY



Welcome to 8533 Colt Road, just 20 minutes from Kamloops. This beautiful, gently sloped 64.97-acre organic hay farm stretches along the North Thompson River, offering a combination of peace, productivity, and incredible potential for hobby farmers and agriculture-minded buyers alike!! Surrounded by stunning rural views, the property is currently producing a healthy organic alfalfa and grass hay mix. It features a lovely garden, river intake with water license, drilled well, and eight irrigation lines - supporting multiple setups!

Whether you're looking to expand your green thumb, start a winery, grow your own food, or continue operating as a hay farm, the possibilities here are truly endless. A standout feature of the property is the impressive ~60' x 120' steel-frame shop (approx. 7,200 sq/ft). It offers high ceilings, six large bay doors, a poured concrete foundation with in-floor hydronic heating in roughly one-third of the space, and 600V three-phase power. There is also a ready-to-install 28' x 60' mezzanine area for those looking to further customize! Additional outbuildings include a large hay shed (~30' x 80'), a smaller shop with cold storage (~24' x 26'), two lean-tos (1 large ~24' x 40' and 1 smaller ~21' x 24'), a log outbuilding (~20' x 30'), a small storage structure (~16' x 40'), and several other useful storage spaces. Opportunity knocks with this exceptional...

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