



# 1308 MOUNTAIN STATION ROAD Nelson British Columbia

\$1,260,000

Beautiful home in the desired Mountain Station neighbourhood. High-quality constructed, well-insulated 4-bedroom and office, a full bath plus half bath home, and a separate two-bedroom one-bath suite have what many home buyers are striving to find. Lively design that brightens your day and surrounds you with a great atmosphere. Pure water from a 216 ft deep well, a large garden to grow your own food and extra space for another tiny home or trailer. This .44 acre with a large lawn has room for kids to play and is located in the great neighbourhood of Mountain Station. With numerous bike and walking trails in the summer, a maintained cross-country trail during winter and the added bonus of truly wonderful neighbours. Cozy in the winter with a catalytic wood stove and shaded in summer with a covered wrap-around deck to sit on and enjoy the views and mountain air. Other features include a Heat pump for cooling those hot summer days, HRV in the upper home and lower suite providing air ventilation and maintaining the heat, triple pane windows, fibre optics internet, large windows to bring in natural light, a carport to protect your vehicle and much more. Live in the woods outside city limits, but enjoy the benefits of a 4-minute drive to your favourite coffee shop." (id:6769)

Listing Presented By:



Originally Listed by:  
WK Real Estate Co.

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



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna,  
BC,

Phone: 250-860-1100  
Fax:  
sbuck56@gmail.com

Full bathroom Measurements not available

Bedroom 10'6 x 12'1

Bedroom 10'6 x 10'6

Bedroom 12'11 x 10'6

Bedroom 10'1 x 21

Recreation room 19'9 x 19

Kitchen 12 x 16

Dining room 11'11 x 12

Full bathroom Measurements not available

Bedroom 10'2 x 12'10

Bedroom 9'11 x 11'11

Utility room 13'5 x 11

Laundry room 17'6 x 11

Kitchen 14 x 12

Dining room 14 x 8'7

Living room 16 x 20

Primary Bedroom 14 x 12'6

Ensuite Measurements not available

Partial bathroom Measurements not available

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