



3063 Hornsberger Road 15 Salmon Arm British Columbia

\$249,500

Enjoy affordable, peaceful living at #15 Silver Creek Mountain Estates! This beautifully maintained 2 bed/2 bath home offers a rural lifestyle with the convenience of nearby amenities. Property taxes for 2026 were only \$350 after the Home Owner Grant, hydro/gas costs averaging \$165/month, and one of the lowest pad rents in the Salmon Arm area, this is an exceptional opportunity to enjoy peaceful affordable living. Larger dogs are also permitted with park approval, making this a rare find for pet owners as well. Inside, you'll find a bright, open-concept layout filled with natural light from oversized living and dining room windows. Recent updates include new vinyl tile flooring throughout, new skirting, and professional levelling completed last year. The spacious primary bedroom features a built-in closet and private 4-piece ensuite. A unique second ensuite provides added privacy for guests and is currently set up as an exercise room, with a Murphy bed cabinet included for an easy guest room conversion. Step outside to enjoy the large covered deck, complete with catio, low-maintenance yard, storage shed, and peaceful backyard setting. Listen to Silver Creek flowing gently behind the property and easily access nearby forest trails just across a bridge. You are also just a short walk to the elementary school, library, community hall, seniors centre, corner store with gas, and bike path leading to Silver Creek Community Park. Welcome home! (id:6769)

4pc Ensuite bath 8' x 9'8"
Primary Bedroom 17'10" x 13'
Laundry room 5'4" x 7'3"
Kitchen 15'7" x 5'5"

Dining room 10'3" x 7'8"
Living room 14'5" x 13'1"
3pc Ensuite bath 5' x 7'4"
Bedroom 9'3" x 13'11"

Listing Presented By:



Originally Listed by:
REMAX Shuswap Realty

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



Royal

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