



# 1641 17 Street Salmon Arm British Columbia

\$749,000

Beautifully maintained 5 bed, 3 bath family home located in Hillcrest area & the highly sought-after Richmond Hill subdivision in Salmon Arm. Tucked into a quiet, family-friendly neighbourhood close to schools, parks, walking trails, and amenities, this spacious home offers a functional layout with room for the whole family. The bright kitchen features updated flooring, ample cabinetry, and a sunny dining area surrounded by large windows, creating a warm and inviting space for everyday living. Just off the kitchen, step onto the expansive back deck, the perfect place to relax, BBQ, entertain guests, or unwind in the hot tub while enjoying the private treed setting. The main living area offers vaulted ceilings, large windows, and an abundance of natural light, while a second balcony off the main living room provides yet another outdoor space to enjoy. The spacious primary includes updated flooring and a full ensuite featuring skylights that fill the space with beautiful natural light, along with double sinks and plenty of storage. Plumbing updates have also been completed, adding additional peace of mind for future owners. Downstairs, the fully finished basement offers a large family room with a cozy natural gas fireplace, additional bedrooms, storage, and separate exterior entry, providing excellent suite potential or flexibility for multigenerational living. Additional features include a/c, ample parking, and a spacious 21'3 x 21'7 double garage. Surrounded by mature trees and offering a peaceful, private setting, this property combines comfort and convenience in one of Salmon Arm's most desirable family neighbourhoods. A fantastic opportunity to own a spacious home close to schools and all amenities. (id:6769)

Listing Presented By:



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Coldwell Banker Executives Realty

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Royal

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Recreation room 11'8" x 18'6"

Dining room 11'4" x 8'8"

Bedroom 8'2" x 11'10"

Dining nook 5'5" x 9'6"

Bedroom 12'9" x 9'2"

Bedroom 10'8" x 9'9"

3pc Bathroom 5'11" x 5'9"

Bedroom 10'8" x 10'6"

Primary Bedroom 13'6" x 13'6"

4pc Ensuite bath 12'8" x 5'

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Kitchen 11'5" x 13' REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.