



# 1770 23 Street Salmon Arm British Columbia

\$889,000

LAKEVIEW MEADOWS over 3100 SqFt with 5 Bedrms, 3 Full Bathrms, 2 Dens, 2 kitchens, 2 sets of appliances! Separate entry basement suite contains 2 Bedrms & full Bathrm. Great open concept layout with upgraded island kitchen, high ceilings, patio door opening onto private deck w/BBQ area, added awning & stairs to yard. Living room fireplace, bright with large windows, custom railings, hardwood floors & window treatments. Can be sold furnished as shown, quick possession is possible. The suite is currently empty and can be utilized for extra income, a relative or added into your own living space. 3 Bedrms upstairs & 2 Den areas with one above the garage & one off the entry foyer on the main floor. Master Bedrm offers private balcony, his & her walk-in closets & upgraded ensuite bathrm with separate soaker tub & shower. Tenant parking area also has room for your RV, Double attached garage has tons of built-in plywood shelving, beer fridge & stand up freezer. New roof last year & upgraded deck that include stairs to the backyard. Security system, front porch, backyard patio, landscaped, U/G irrigation & a garden shed. Very private backyard with mature cedars, fenced for pets/children & a raised flower box. Forced air gas furnace with air conditioning, Up/Down laundry rooms (including appliances). Walk to schools, shopping & trails; this is an excellent family neighbourhood where kids can walk to school with the connected pathway systems. (id:6769)

Den 10'7" x 10'10"

Other 15'9" x 16'9"

Laundry room 7'7" x 5'2"

4pc Bathroom 7'10" x 7'7"

4pc Ensuite bath 8'2" x 7'7"

Bedroom 10'0" x 11'0"

Bedroom 10'0" x 11'0"

Primary Bedroom 14'6" x 15'4"

Kitchen 12'2" x 14'6"

Dining room 21'0" x 14'2"

Living room 16'0" x 14'2"

Other 4' x 5'

Living room 25'0" x 22'6"

Kitchen 9'0" x 10'0"

Dining room 8'0" x 7'6"

Full bathroom 6'0" x 10'0"

Bedroom 12'0" x 14'6"

Bedroom 10'0" x 11'0"

Listing Presented By:



Originally Listed by:

Homelife Salmon Arm Realty.Com

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



Royal

LePage Kelowna

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The 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.