



1841 50 Street Salmon Arm British Columbia

\$1,409,000

Near new executive calibre home on 19.23 acres in NW Salmon Arm just minutes for downtown. Fabulous property with secondary road access to the rear of the property off 60th Ave. Approximately 8 acres of fenced and cross fenced pasture surrounding the home and approximately 10 near flat acres of treed flat land. Creek and seasonal creek through the property with a terrific creekside recreational area. Custom designed and custom built home by Salmon Arms own McDiarmid Construction. New home warranty until 2032. Sure to please elegant yet functional 3 bedroom plus office home with modern decor, quality finishing and a fine attention to detail. Well constructed outbuildings including a loafing barn, horse shelter, kids play area, and a 3 bay implement shed with guest suite. New fencing and electric fencing. Water license and water rights form the creek but on municipal water for both the home and pasture livestock waterers. Within ant ALR and CSRD A-2 Rural Holding Zone allows a wide variety of uses. More information, photos, aerial images, drone photos, and complete interior virtual tours available on our web site or on demand. Call for more information or to book an appointment to view (id:6769)

Other 10'5" x 15'7"
Laundry room 8'8" x 7'2"
Office 7'2" x 12'10"
Bedroom 11'3" x 11'1"
Bedroom 11'3" x 11'3"
Full bathroom 11'2" x 8'3"
Primary Bedroom 11'2" x 15'2"

Living room 18'6" x 15'11"
Kitchen 15'6" x 23'
Partial bathroom 4'1" x 3'3"
Partial bathroom 5'1" x 4'2"
Primary Bedroom 10'1" x 15'6"
Kitchen 5'4" x 11'1"

Listing Presented By:



Originally Listed by:
RE/MAX Vernon

<http://www.vernonrealestate.com/>



Royal

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