



302 Mara Lake Lane 213 Sicamous British Columbia

\$625,000

Grandview Shores on Mara Lake! This Furnished 2 storey loft unit has 3 ensuite bedrms with the master bedrm being on the 2nd Floor that inclns an oversized ensuite with double sink vanity, shower & soaker tub. Master has a "Romeo & Juliet" balcony style window that opens up into the lofted living room space. tons of natural light w/large windows, covered deck w/glass door. Island kitchen offers a breakfast bar, tons of cupboard space, all appliances including an over the stove microwave. There is also in suite laundry with a stacked W/D. Tiled and plank flooring updates, Forced air furnace w/Air Cond. Updated items include new A/C unit & dishwasher last summer; New luxury vinyl plank flooring & stairway carpets last Spring; New HWT in 2022 & all new paint in the fall of 2022. You'll love the feeling of this loft condo from the moment you step in! Elevator service, U/G secured parking, secure storage locker. Huge poolside deck with patio furniture to enjoy the sunshine, Heated lakeside swimming pool and hot tub. Sandy swimming beach, Private boat slip in deep water marina. Lots of visitor parking is also available. This strata does allow rentals, No pet rule in place. Monthly strata fees that include the building insurance are \$758 and 2023 taxes were \$3146. This unit rents for \$3000/week very easily. Multiple ensuites makes it easy to co-own and share this unit. Bring your family, bring your friends, you will love the lifestyle here! See our virtual tour and floor plans. (id:6769)

5pc Ensuite bath 8'6" x 19'4"

Primary Bedroom 13'2" x 17'2"

4pc Bathroom 12'3" x 8'4"

4pc Bathroom 5'0" x 7'8"

Bedroom 11'9" x 11'11"

Bedroom 9'8" x 10'1"

Kitchen 9'0" x 13'2"

Dining room 9'0" x 8'0"

Living room 15'6" x 13'2"

Listing Presented By:



Originally Listed by:
Homelife Salmon Arm Realty.Com

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Royal

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