



## 2421 Mount Tuam Crescent Sorrento British Columbia

\$739,900

Listing Presented By:



Originally Listed by:  
Fair Realty (Sorrento)

Welcome to Cedar Heights. 2421 Mount Tuam Crescent. Featuring a meticulously well maintained 3bdrm 3bth home that boasts an open concept kitchen, living & dining area on the main floor. Free standing gas fireplace in the living room that doesn't need electricity for those days when having a power outage. All energy efficient led lighting throughout. (Hydro \$61/mth, Gas \$107/mth). Main floor also consists of Master bdrm & ensuite, main bth w/walk in tub, bdrm, and laundry. Lower level features a spacious family area, bdrm, bath and large utility room for all your storage needs. Outside there are 2 covered decks for all your entertaining needs. Overlooking a lovely yard, this generous 0.32 fully landscaped corner lot has mature trees & perennial beds and a fully fenced in backyard to secure your pets. Underground sprinklers. 20X24 double attached garage with lots of parking outside for your RV/boat. 2 sheds for all your lawn needs & equipment. Centrally located near Blind Bay and easy access to all amenities such as golf courses, beaches, marinas, restaurants, shopping and much more. Located in a fantastic neighborhood. Don't miss out on this great opportunity to own a piece of the Shuswap. Measurements taken by Matterport but going by BC Assessment measurements both attached and should be considered approximate. Please see attached 3D Video. (id:6769)



Royal

**LePage Kelowna**

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Laundry room 8'0" x 6'6"

Bedroom 10'1" x 12'0"

4pc Bathroom 10'1" x 9'6"

3pc Ensuite bath 10'1" x 5'3"

Primary Bedroom 16'9" x 13'7"

Living room 18'6" x 14'0"

Dining room 12'0" x 11'4"

Kitchen 12'2" x 11'9"

Utility room 18'2" x 17'1"

4pc Bathroom 9'5" x 4'9"

Bedroom 16'7" x 12'11"

Family room 22'0" x 15'10"

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