



1231 10 Street 3 Salmon Arm British Columbia

\$579,999

Rare opportunity in The Village at 10th & 10th, a desirable and well-kept 55+ community. This beautifully maintained 2 bed, 2 bath rancher offers the perfect blend of comfort, convenience, and low-maintenance living, all within easy walking distance to Piccadilly Mall, grocery stores, pharmacies, medical offices, restaurants, and everyday amenities. Step inside to a bright, welcoming layout featuring vaulted ceilings, an open living and dining area, and a functional kitchen with an eating bar, ideal for casual meals or entertaining. The spacious primary bedroom easily accommodates larger furniture and offers direct access to a full bathroom. Designed for true single-level living, this home has no stairs, making it an excellent choice for downsizers or anyone seeking accessible comfort. A flat driveway and attached single-car garage add to the everyday ease. Recent upgrades include a newer furnace and hot water tank, providing peace of mind and year-round efficiency. Outside, enjoy a quiet, friendly community where pride of ownership is evident throughout. RV parking is available through the strata, and the low strata fee of \$120/month helps keep ownership affordable. Additional highlights include appliances included, one small pet permitted with approval, and a well-managed strata. Quick possession is available. If you've been searching for a lock-and-leave lifestyle in a welcoming community close to everything Salmon Arm has to offer, this is a rare opportunity to enjoy comfort, simplicity, and convenience in one complete package. (id:6769)

Utility room 7'1" x 4'3"

Primary Bedroom 13'11" x 12'4"

Living room 14'7" x 12'9"

Kitchen 14'3" x 12'7"

Dining room 14'3" x 11'2"

Bedroom 10'6" x 13'1"

4pc Bathroom 8'5" x 6'

3pc Bathroom 8' x 6'

Listing Presented By:



Originally Listed by:
Coldwell Banker Executives Realty

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



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 trademarks 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.