



3194 Johnson Road Salmon Arm British Columbia

\$1,350,000

LOOKING FOR SOMETHING OUT OF THE ORDINARY ? You need to take a look at this 1999 custom built home offering almost 4000 square feet of living space on 2.17 private acres located just off Salmon River Road - 10 minutes south of Salmon Arm. As soon as you walk through the front door you'll feel a sense of warmth that just intensifies as you explore each room and take in the great natural light, the views of the private yard and the quiet that surrounds you. The primary bedroom is very spacious and includes a dressing/sitting area and ensuite. The kitchen offers a ton of counter space, storage and a 10 foot island with seating. The family room is warm and inviting and features a gas fireplace and beamed ceiling. With 5 bedrooms, 2 dens, 4 bathrooms, a kitchen nook, formal dining area and lower level storage, this is the perfect home for your family. The outside space includes a pole barn, 2000 square foot shop/building with 3 separate workshops spaces/rooms plus a studio apartment (mortgage helper) or guest accommodations. You also have the benefit of several fruit trees like apple, plum, pear and cherry, raised garden beds, pond with waterfall, perennial flowers, gazebo, deck, and so much more. Great potential for a horse or other animals. You really need to visit this property to truly appreciate all it has to offer. (id:6769)

Office 10'2" x 8'0"

Bedroom 13'8" x 16'2"

Bedroom 18'9" x 14'3"

3pc Bathroom 9'4" x 7'8"

Utility room 33'3" x 16'7"

Recreation room 18'8" x 17'11"

Bedroom 14'1" x 9'6"

Bedroom 14'2" x 8'10"

4pc Bathroom 9'0" x 11'1"

Primary Bedroom 33'7" x 19'2"

Office 9'1" x 11'4"

Living room 18'3" x 31'4"

Laundry room 10'5" x 9'7"

Kitchen 15'5" x 23'2"

Foyer 14'0" x 13'3"

Dining room 12'2" x 11'4"

4pc Ensuite bath 10'4" x 6'8"

3pc Bathroom 11'0" x 11'1"

Listing Presented By:



Originally Listed by:
eXp Realty

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Royal

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