



4400 10 Avenue Salmon Arm British Columbia

\$1,949,000

Isn't it time to start Farming again? 38.77 In Town acres gently rolling and Fenced, with garden area's for those wanting to get back to Natures Food. The Main Home was well built in 1994 featuring 3 Bedrooms and 2 Bathrooms up and 1 bedroom, 1 bath In-Law Suite below. Hardwood Floors, 2 Gas Fireplaces, Open Kitchen and living room. Master Bedroom has Full Ensuite and Walkin Closet. The two Large Decks offer great Mountain & Peaceful rolling Farm views. The 2nd Home = 2008 2 Bedroom Modular Home which allows for an extended family or Farm Help, both homes are on City/Municipal water. Recent new Furnaces, Hot Water Tank and Stainless appliances. A Huge 40 ft. X 60 ft. Garage/Shop with attached 10 ft. X 40 ft. Green House Built in 2019 which holds equipment and Farm Supplies . Various other out Buildings add to the scenic atmosphere. Ample fruit trees including pears, plumbs, apples, cherries, raspberries, grapes and more. Canoe creek flows along the North East side of this parcel. This Property can also be purchased as a Share Sale deferring any applicable GST. Imagine Living in your own modern Home on a Large Farm acreage in Scenic Salmon Arm - Dreams do come True! Call/E-mail anytime to view. Thanks for your interest and enjoy your Day! (id:6769)

Listing Presented By:



Originally Listed by:

Homelife Salmon Arm Realty.Com



Royal

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Bedroom 9'10" x 8'10"

5pc Ensuite bath 9'8" x 5'10"

Primary Bedroom 13'5" x 10'10"

Dining nook 10'10" x 8'4"

Dining room 11'8" x 10'8"

5pc Bathroom 8'8" x 4'10"

Bedroom 9'11" x 8'11"

Other 6'6" x 4'1"

Family room 12'3" x 11'8"

Kitchen 10'9" x 13'4"

Living room 13'10" x 14'4"

3pc Bathroom 8'2" x 4'10"

Laundry room 6'2" x 4'10"

Recreation room 21'1" x 13'11"

Bedroom 12'4" x 7'5"

Other 13'1" x 12'5"

Foyer 10'4" x 7'3"

Kitchen 13'1" x 12'5"

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