



## 450 BROUSE LOOP ROAD Nakusp British Columbia

\$499,000

Gorgeous mountain and valley views! This 2 bedroom, 2 bath home sits on 7.5 acres - relax out on the 12' x 40' sundeck and take in the awesome mountain views as well as the views overlooking the Brouse Loop. The home has a spacious kitchen/living area in the centre, with the master bedroom at one end (complete with en suite bath and walk-in closet), and the 2nd bedroom and main bath at the other end. Electric forced air heat, and also central air conditioning. 200 amp service. The land has been mostly cleared of trees and has been stumped. New sod and a fire pit in the front yard area. Drilled well, plus there's a secondary water system catching ground water which is perfect to water your lawn, gardens, animals. The home is move-in ready, so quick possession is possible. GST may be applicable on the purchase price. (id:6769)

Living room 17 x 12'8

Kitchen 16 x 12'8

Primary Bedroom 11 x 12'8

Ensuite Measurements not available

Other 5 x 4

Bedroom 9'6 x 12'8

Full bathroom Measurements not available

Laundry room 5 x 5'9

Listing Presented By:



Originally Listed by:

Royal LePage Selkirk Realty



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