



## 475 COLUMBIA AVENUE Castlegar British Columbia

\$439,900

GREAT PROPERTY IN THE HEART OF DOWNTOWN! If you like to live, work and play in one location this is it. This very nice character home has a multitude of possibilities. The new zoning will allow for a mix of residential and commercial uses. Character and charm abound in this home that has been given a lot of love. The very nice light and bright kitchen has an abundance of cabinetry, lots of prep space and has room for the dining table. The adjoining living room has room for all the comfy furniture and big screen and offers a full view of what happening in the kitchen. The master bedroom has a garden door out to the private covered deck, and you'll love the amount of storage and an ensuite bath with a walk-in shower. There's another good size bedroom and another full bath on the main level. The lower level offers another very large bedroom as well as an office area. Other features include; Newer furnace, Hot water tank, newer central air conditioner, upgraded electrical and plumbing systems, large paved parking space and easy care vinyl windows. C1 Downtown mixed used allows for a variety of commercial application while living on site. Or if you just want to live in the downtown hub and be close to everything this is it!! Come check this one out today! (id:6769)

Bedroom 16 x 13

Den 8'2 x 10'2

Kitchen 12 x 19

Living room 12 x 12

Bedroom 12'2 x 11'2

Primary Bedroom 11'2 x 16'2

Full bathroom Measurements not available

Full bathroom Measurements not available

Listing Presented By:



Originally Listed by:

Century 21 Executives Realty Ltd.

<http://www.joniaskew.com/default.asp>



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

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