



6144 12TH STREET Grand Forks British Columbia

\$484,000

Idyllic Riverfront Property with Rural Charm Nestled on 2.5 acres. This riverfront property offers the perfect blend of rural tranquility and modern convenience. Spend your summers lounging on your private beach or enjoying water activities right in your backyard. This 3 bedroom one-level home is designed for easy living and accessibility, featuring a spacious layout that's perfect for families or those looking for a peaceful retreat. The covered deck provides a perfect spot for outdoor dining or simply relaxing and taking in the beautiful backyard. For those who love to work with their hands, the property includes a workshop, ideal for DIY projects or extra storage. There's also a one-car garage, ensuring your vehicle is protected from the elements. The hotwater tank and furnace were updated in 2018, washer and dryer are about a year old. The fenced yard is perfect for pets and children to play safely, and with the ample space, you have the opportunity to start a market garden or even keep a horse, the front yard has underground sprinklers. The rural feel of the property offers peace and privacy, yet you're conveniently close to town, providing easy access to shops, restaurants, and other amenities. Don't miss the chance to own this unique riverfront property that offers both serenity and practicality. Embrace a lifestyle where you can truly enjoy the best of both worlds. (id:6769)

Living room 18'5 x 13

Kitchen 9'9 x 10'5

Bedroom 11'2 x 9

Bedroom 11'3 x 9'4

Bedroom 14 x 10'9

Full bathroom Measurements not available

Laundry room 6'6 x 10'10

Dining room 7'4 x 11'1

Listing Presented By:



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Century 21 Executives Realty Ltd.

<https://www.propertiesgf.com/>



Royal

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