



## 621 & 709 Riverside Avenue Sicamous British Columbia

\$5,999,000

Welcome to Sicamous. 5.13 Acres well established Marine Storage and Repair Business on 2 Titles right in the downtown core of Sicamous, just across the street from Shuswap/Mara Lake. ALL DONE, TURN KEY ! 3 Public Boat Launch's are a stones throw away with over 39,000 sq.ft. of covered storage, newer 10,000 sq.ft. all metal propane heated building with Generac powered back up , 4000 sq.ft. covered Sprung Structure. Huge potential for growth here as there is lots room for several more storage and mini storage out buildings. Both properties are fully fenced and enclosed for security purposes, Office building with attached lunchroom, 2 bathrooms one with a shower and a second Administration Office with Telus Business Connect telephone system, Apple I phone system for out in the yard , Showroom Building with 2 TV's, sitting area, Utility Room with propane heat, 2 Bedroom Suite with one full bath dishwasher stove & fridge , Mechanic's Shop with 6 Bays 1 Bay with electric heat, separate Parts Department area/bay, Asphalt entrance with parking plus 15 extra stalls next to the living quarters, 2 Propane tanks, Portable Loading Dock Dura-Ramp, an abundance of Tools, Caterpillar Skidster, Caterpillar Fork Lift all located just steps to the waterfront. Sicamous is well known as a Four Season Destination with world class clean fresh water Lakes, Boating, Golf & Snowmobiling. This is a little piece Paradise. Please check out walk through Video. Both properties can be sold separately. (id:6769)

Listing Presented By:



Originally Listed by:  
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Royal

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