



6582 NIXON ROAD Appledale British Columbia

\$668,000

Welcome to this updated family residence with 4 bedrooms, and 2 bathrooms, including Legal Studio Suite situated on 1.2 acres. This inviting home has undergone beautiful renovations, featuring modern amenities with a newly renovated kitchen, new spray foam insulation, a wood stove, updated windows, a refreshed bathroom, a living room, and a licensed upgraded water system including a new water box and pump. Nestled amidst peaceful surroundings, you'll appreciate the direct trail access to the Slocan Valley Rail Trail for outdoor enthusiasts. The property includes a fenced garden, perfect for cultivating your greenery, and additional outbuildings that provide ample storage space. Adding exceptional value is a separately metered rental suite with a proven short-term revenue history. The tranquility of the location is enhanced by its privacy, with convenient access to the Slocan River and Rail Trail for refreshing summer swimming and recreation. Furthermore, the property is within walking distance of a Children's daycare, making it an ideal location for families. This spacious family home offers a tranquil setting, combining modern activities and comforts with potential income streams. Don't miss out on the chance to own this appealing property, perfectly suited for a relaxed lifestyle. (id:6769)

Bedroom 9'11 x 11'4

Bedroom 17 x 9'2

Foyer 9'5 x 10'11

Dining room 10'2 x 8'9

Kitchen 20'2 x 9'1

Primary Bedroom 12'11 x 15'7

Living room 18'8 x 10'3

Full bathroom Measurements not available

Full bathroom Measurements not available

Bedroom 19 x 20

Listing Presented By:



Originally Listed by:

Coldwell Banker Rosling Real Estate
(NELSON)

<http://www.trentwhale.com>



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