



7191 52 Street Salmon Arm British Columbia

\$739,000

Discover this meticulously maintained 4 bedroom, 3 bathroom home in the heart of Canoe, one of the Shuswap's most charming lakeside communities. Just a short walk to beautiful Shuswap Lake, parks, trails, school and local favorites like Canooligans restaurant and the Canoe General Store. Step inside to a move-in ready home that has seen extensive updates, including a refreshed kitchen with quartz countertops, modern flooring, fresh paint and trim, and two beautifully updated bathrooms. There is main floor laundry, plus hookups for laundry on the lower level. Substantial upgrades include a new furnace and A/C (2020), hot water tank (2025), and freshly stained deck (2025). The main floor features bright, welcoming spaces with access off the kitchen to a huge back deck—perfect for summer barbecues, entertaining, or simply relaxing in your private yard. The flat lot offers plenty of room for gardens, play areas, or pets, along with a handy shed for storage. Parking is abundant, with space for multiple vehicles plus dedicated room for a boat or RV, making it easy to enjoy all the Shuswap has to offer. The lower level includes a 1-bedroom suite, ideal for rental income, guests, or extended family, or you can utilize the entire home for yourself. With its prime location, thoughtful updates, and versatile layout, this home is the perfect blend of comfort, function, and Shuswap lifestyle. (id:6769)

Full bathroom Measurements not available

Bedroom 15'1" x 13'3"

Family room 16'4" x 18'

Full bathroom Measurements not available

Bedroom 10'11" x 10'7"

Bedroom 10'11" x 10'2"

Full ensuite bathroom Measurements not available

Primary Bedroom 11'2" x 13'9"

Dining room 10'6" x 15'3"

Living room 11'6" x 15'3"

Kitchen 11'5" x 15'4"

Kitchen 8'1" x 11'10"

Listing Presented By:



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RE/MAX Shuswap Realty

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