



## 746 McMurray Road Kaleden British Columbia

\$1,250,000

Set on 10.2 private acres, this beautifully updated country property is located just 20 minutes from Penticton and offers stunning mountain and valley views in a peaceful rural setting. The 1,741 sqft home features 3 bedrooms, 3 bathrooms, and a semi-finished insulated basement with additional storage and washroom. A full interior renovation completed in 2020 included new insulation, plumbing, and wiring, creating a modern and comfortable living space while maintaining its country charm. A large single garage with 561 sqft carriage house studio suite was added in 2023. This property is well suited for horses, cattle, or hobby farming with multiple fenced grazing areas, a water license for irrigation, and a forested section intentionally planted to provide a sustainable supply of firewood. Additional improvements include rebuilt wood stove piping with new WETT certification in 2026, a new septic system installed in 2023, and a rebuilt pump house in 2024 servicing the strong 12-15 GPM well. A fully finished 561 sqft carriage house completed in 2023 offers excellent flexibility with a bonus room, kitchen, bathroom, and private balcony--ideal for guests, extended family, or rental potential. The property also features a powered double carport built in 2021, full 30A RV hook-up with two additional 30A outlets, and a convenient pull-through loop driveway for easy access and maneuverability. (id:6769)

Storage 19'1" x 13'

Storage 6'11" x 6'6"

Partial bathroom Measurements not available

Storage 6'7" x 6'2"

Storage 9'6" x 6'6"

Full bathroom Measurements not available

Full ensuite bathroom Measurements not available

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Foyer 19'2" x 5'11"

Kitchen 11'4" x 17'9"

Laundry room 11'4" x 11'2"

Living room 12'5" x 14'4"

Office 5'4" x 6'4"

Primary Bedroom 10'10" x 11'7"

Full bathroom Measurements not available

Kitchen 13'8" x 9'3"

Other 10'0" x 7'6"

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