



8119 MUNCH ROAD Procter British Columbia

\$989,000

Welcome to your waterfront paradise on the West Arm of the Kootenay Lake in Procter, BC! This 5-bed, 3-bath home boasts abundant natural light, an open-concept design, and breathtaking views. The stunning master bedroom features an ensuite and a beautiful sunroom leading to the large lake-side deck. Enjoy approximately 250 feet of water frontage and a private boat dock. Enjoy endless recreational opportunities like boating, fishing, and hiking, while the nearby ferry provides easy access to explore the surrounding areas. Features a large garage and garden with raspberry bushes and pear, plum, and apple trees. With subdivision potential, this property offers the chance to transform one lot into three, making it an excellent choice for families seeking a dream home with investment possibilities. Don't miss the chance to make this your perfect family home and embrace the peaceful waterfront lifestyle. Book your viewing today! (id:6769)

Full bathroom Measurements not available

Bedroom 9'8 x 17

Bedroom 10'6 x 10'7

Bedroom 10'6 x 10'11

Bedroom 9 x 10

Laundry room 13'5 x 5'3

Kitchen 12 x 20'5

Dining room 23'8 x 15'9

Living room 15'3 x 24'5

Partial bathroom Measurements not available

Foyer 7 x 7'5

Primary Bedroom 12'9 x 15'4

Ensuite Measurements not available

Sunroom 10'3 x 13'3

Listing Presented By:



Originally Listed by:

Coldwell Banker Rosling Real Estate
(NELSON)

<http://www.barbiewheaton.com/>



Royal

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