



326 Mara Lake Lane 206 Sicamous British Columbia

\$859,900

TRUE WATERFRONT at Legacy on Mara Lake! This unique floor plan within the building not only has 3 bedrooms and 3 bathrooms (two of the bedrooms are Primary bedrooms each with an ensuite), there are THREE parking stalls and a PREMIUM boat slip. The Legacy is of steel & concrete construction, buffering neighboring sounds & offer durability. The Premium Boat slip can accommodate a boat up to 32' & is in an excellent location, offering a wide & stable side to moor against & to step on to while getting on an off your boat with all your 'stuff! Most units have 2 parking stalls but this one comes with two on the P1 level and one on the P2 level where you can store your trailer in the summer and your boat in the winter (with length restrictions). There's over 1,600 sf + 458 sf of deck space, the ideal spot to take in the incredible views! Also, not all units have the bonus storage room beside the kitchen to use as a pantry including room for an extra fridge AND a storage unit in the parkade. Strata fees include more at Legacy: heating, cooling, hot water, insurance, strata management, live-in manager, reserve fund + city water & sewer. The only additional costs you would have is WIFI, cable & your own insurance. This unit also has extra features like the additional shelving in the closets, extra cabinets in the bathrooms , an extended kitchen cabinet & granite counter + new engineered hardwood flooring. Fully furnished, you could just show up, launch the boat and enjoy! (id:6769)

- Laundry room 4' x 3'
- Other 4' x 6'
- Other 5' x 5'
- Full ensuite bathroom 5' x 9'3"
- Bedroom 13'2" x 17'7"
- Full bathroom 7'10" x 5'4"
- Bedroom 10'11" x 13'16"
- Full ensuite bathroom 8'3" x 7'10"
- Storage 4'6" x 4'8"
- Dining room 8'8" x 12'
- Primary Bedroom 13'9" x 13'5"
- Living room 16'11" x 18'3"
- Kitchen 11'7" x 12'

Listing Presented By:



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RE/MAX Vernon

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



Royal

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