



2790 30 Avenue Salmon Arm British Columbia

\$1,049,900

Family Home with Modern Updates + 2 Bed Carriage House and Shop below. This is a truly unique property - whether you are seeking a space for your family, searching for a place that offers stellar rental potential both long and short term, or looking for a shop to house your business - 2790 has you covered! One of a kind features throughout! Handcrafted Curved Cedar beams highlight the covered deck & low-maintenance rock garden. When you enter the home you are greeted by bright vaulted ceilings adorned with skylights bringing much natural light into the living space. You will want to spend time in this kitchen around the gorgeous Walnut Island, Handmade Barn Doors designed with esthetics and function in mind, with Tinted Front Windows creating added privacy on this quiet road. Downstairs is an artist's dream, ready for your vision! Ample storage & living space that previously housed an in-law suite, plus an exterior exit makes this level very usable. Avid gardener? A great spot for building upon a large mature yard with apricots, cherries, and raspberries. Carriage House & Shop was finished in 2023, designed for privacy between the residences. Views of Shuswap Lake, with the balcony on the far side for added solitude. Commercial grade flooring, built in cooktop, d/w, laundry, large bedrooms, and 3 piece bathroom with stunning walk-in shower. The shop houses a half bath, 100amp service, 12ftx8ft garage door, and barn doors create multiple work areas! SEE VIRTUAL TOUR! (id:6769)

Utility room 9'4" x 8'10"
Storage 5'1" x 5'1"
Storage 14' x 38'
Storage 5'1" x 5'9"
Office 18'8" x 10'9"

Bedroom 9'1" x 15'

Bedroom 8'3" x 11'2"

3pc Bathroom

Storage 22'5" x 12'10"

Living room 13'11" x 16'7"

Kitchen 8'3" x 23'10"

Dining room 11'1" x 17'8"

Bedroom 10'11" x 12'3"

5pc Bathroom 7'9" x 9'8"

Primary Bedroom 13'10" x 11'3"

Living room 13'7" x 12'4"

Kitchen 13'7" x 17'

Bedroom 13'5" x 9'11"

Listing Presented By:



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RE/MAX Shuswap Realty

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



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