



## 7850 McLennan Road Vernon British Columbia

\$999,900

Great property for a mechanic or business needing a large shop. 60 ft x 30 ft. shop with 14' high door. Doors on both ends of the building. Insulated, not presently heated (but a propane heater can easily be put in), 200 amp service. Lots of privacy on 3.1 acre treed lot in Vernon's North BX, nestled in the forested hills East of Swan Lake. 1,797 sq.ft, 2-bdrm, 2 bath, open concept, 2003 custom-built home, great outdoor space on several large decks and patios . Other features include vaulted pine ceilings ( 11'8""), beautiful maple-wood cabinetry, laminate and stone tile flooring, A/C, propane heating & fireplace. Best of all enjoy the 1800 sq.ft. workshop/garage w/ bathroom, wired for 220, a handyman's dream! Lots of room for additional parking including RV's, boats etc. NOTE \* the hot tub is excluded from the sale. A wonderful, secluded, forested acreage only minutes from Vernon, shopping, and amenities. 45 minutes to the Kelowna International Airport, Electoral Area C excluded from the Speculation Tax. make this your North Okanagan playground home base for your winter and summer enjoyment, or your year round cabin or retirement bungalow. (id:6769)

Laundry room 10'8" x 9'2"  
4pc Bathroom 10'8" x 6'0"  
Bedroom 10'10" x 10'3"  
Family room 22'8" x 21'8"  
Workshop 60' x 30'  
Foyer 6'11" x 9'8"

4pc Bathroom 9'1" x 6'9"  
Primary Bedroom 11'6" x 11'5"  
Dining room 12' x 10'  
Kitchen 11' x 7'  
Living room 13'3" x 18'9"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

<http://www.besso.ca/>

**ROYAL LEPAGE**  
Locations West Realty

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484 Main Street , Penticton, BC,

Phone: 250-493-2244  
tammykozari@gmail.com

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