



## 9109 Mackie Drive Coldstream British Columbia

\$2,099,900

Trades welcome! Coldstream approx. 10 Acre horse lover's paradise property, with barn, horse shelters, water troughs, and cross fencing. The best of both worlds, Rural and Urban meet in Coldstream. Estate Country Farm on a beautiful, flat, acres of fertile, prime valley bottom land. Located within walking/biking distance to Coldstream Elementary School, and Friesen's Country Thyme Restaurant, Vernon and District Riding Club just down the road minutes away. Ride your horse to Kalamalka Lake Provincial Park (the Cosens Bay Rd parking lot is approx. 1 km from your door), you will find the High Rim trail that offers you miles & miles of world-class jaw-dropping scenery, beaches, and riding/walking/ and cycling just few minutes away. All this and you are on City Water and Sewer, this property also has precious agricultural irrigation water (Irrigation water allotment 4.05 hectares ) for all your farming needs. Low municipal taxes and only 40 minutes from the Kelowna International Airport, World class Predator Golf Course 20 mins away, and 30 minutes from World Class Skiing at Silver Star Mountain Resort. You can build a secondary dwelling on this property subject to the rules of the ALR and the zoning Bylaw of the Municipality of Coldstream. There is domestic water hookup at the barn, and to the waterers. Property comes with water rights, this is a huge asset! (id:6769)

Utility room 16'3" x 8'6"

4pc Bathroom 9'0" x 7'1"

Bedroom 20'4" x 6'6"

Bedroom 19'7" x 10'2"

Laundry room 13'4" x 9'2"

Other 7'3" x 9'6"

2pc Bathroom 7'2" x 4'9"

5pc Ensuite bath 17'4" x 12'8"

Primary Bedroom 19' x 13'7"

Dining room 25'4" x 13'7"

Kitchen 17'4" x 17'1"

Living room 23'5" x 25'9"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

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



**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.