

\$898,000 - 630 Green Road, Canal Flats

MLS® #10350240

\$898,000

5 Bedroom, 4.00 Bathroom, 3,298 sqft

Single Family on 6.60 Acres

Canal Flats, Canal Flats, British Columbia

The perfect blend of private rural living with the convenience and proximity of amenities including the Village Social Cafe only minutes away! 6.6 beautifully treed acres surrounded by Crown land on all sides plus a large, beautifully constructed walkout bungalow with self-contained suite, Quonset, covered parking shed, and fenced yard, this property may be the one you have been looking for! Walk to the beautiful Kootenay river in 20 minutes, a quick drive to Columbia Lake and Canal Flats, and only 20 minutes to Fairmont BC, 40 minutes to Invermere, and 45 minutes to Cranbrook. The bright and open home has over 3300 sqft of developed space including 5 bedrooms and 4 full baths. The main level has a chefs kitchen with 6-burner range and granite counter tops, open to the vaulted living room and dining areas, 2 bedrooms, including the spacious primary bedroom with 5 pce ensuite and new luxury vinyl plank flooring. Enjoy the 3-season sunroom with patio doors to the huge and sunny south facing composite deck. The lower level features 2 more bedrooms and huge rec room PLUS a separate one bedroom suite (future revenue opportunities if desired). There is plenty of parking, RV, boat and toy storage with the oversized attached garage, 40x40 Quonset, and covered shed. Features a recently installed furnace and heat pump (2022) and new hot water tank. Back yard is fenced for dogs and children, includes apple and pear trees, and is well landscaped. Older horse paddock on property as well! (id:36535)



Built in 1996

Essential Information

Listing #	10350240
Price	\$898,000
Bedrooms	5
Bathrooms	4.00
Square Footage	3,298
Acres	6.60
Year Built	1996
Type	Single Family
Sub-Type	Freehold
Style	Ranch

Community Information

Address	630 Green Road
Subdivision	Canal Flats
City	Canal Flats
State	British Columbia
Zip Code	V0B1L0

Amenities

Amenities	Golf Nearby, Airport, Recreation
Features	Level lot, Treed, Central island, One Balcony
Parking Spaces	2
Parking	Attached Garage, Other, RV
# of Garages	2
View	Mountain view, View (panoramic)

Interior

Appliances	Refrigerator, Dishwasher, Dryer, Range - Gas, Microwave, Washer
Heating	Forced air, Heat Pump
Cooling	Central air conditioning
Has Basement	Yes
Basement Type	Full
Fireplace	Yes
Fireplace Fuel	Gas
Fireplace Type	Unknown
# of Stories	2

Exterior

Exterior	Concrete, Wood, Other
Exterior Features	Landscaped, Level, Wooded area
Roof Material	Asphalt shingle
Roof Style	Unknown

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	Courtesy Of Kevin Thygesen Of RE/MAX Invermere
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