

# \$999,000 - 3285 Eagle Ridge Road, Grand Forks

MLS® #10344047

**\$999,000**

3 Bedroom, 3.00 Bathroom, 3,180 sqft

Single Family on 2.52 Acres

Grand Forks Rural, Grand Forks, British Columbia

Executive rancher with breathtaking views of river, valleys, and mountains. This custom-built home features a butler pantry, central island, and pull-up bar in the kitchen, along with 10 ft ceilings, hardwood flooring, and natural gas in-floor heating. The spacious layout includes 3 bedrooms, 3 bathrooms, and extra-large rooms, all flooded with natural light and stunning views. Situated on 2 1/2 acres, this property offers a private oasis with wrap-around decks, a walk-out basement, automatic irrigation, and access to the Trans Canada Trail. The basement features a sprawling family room with rough in for a wet bar or kitchenette. The workshop is perfect for extra storage. Nestled in a tranquil cul-de-sac, this unique home is a rare find and must be seen to fully appreciate its beauty and exceptional features. Call your agent to view today! (id:6289)

Built in 2007

## Essential Information

|                |           |
|----------------|-----------|
| Listing #      | 10344047  |
| Price          | \$999,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Square Footage | 3,180     |
| Acres          | 2.52      |
| Year Built     | 2007      |



|          |               |
|----------|---------------|
| Type     | Single Family |
| Sub-Type | Freehold      |
| Style    | Ranch         |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 3285 Eagle Ridge Road |
| Subdivision | Grand Forks Rural     |
| City        | Grand Forks           |
| Province    | British Columbia      |
| Postal Code | V0H1H2                |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Golf Nearby, Park, Recreation, Schools, Shopping, Ski area                 |
| Features       | Cul-de-sac, Level lot, Private setting, Treed, Central island, One Balcony |
| Parking Spaces | 1  |
| Parking        | Attached Garage, RV, See Remarks   |
| # of Garages   | 1  |
| View           | River view, Mountain view, Valley view, View (panoramic)                   |

### Interior

|              |  |
|--------------|--|
| Appliances   | Refrigerator, Dishwasher, Dryer, Range - Gas, Washer |
| Heating      | In Floor Heating, Heat Pump, Hot Water, See remarks  |
| Cooling      | Heat Pump  |
| # of Stories | 1  |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior          | Stucco                       |
| Exterior Features | Level, Underground sprinkler |
| Roof              | Metal                        |

### Additional Information

|        |         |
|--------|---------|
| Zoning | Unknown |
|--------|---------|

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Grand Forks Realty Ltd |
|----------------|------------------------|



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Listing information last updated on October 14th, 2025 at 4:16pm MDT