

# \$799,000 - 3361 & 3365 95 Highway, Golden

MLS® #10351776

**\$799,000**

4 Bedroom, 2.00 Bathroom, 3,135 sqft  
Single Family on 3.44 Acres

South Hwy 95, Golden, British Columbia

This stunning estate with two homes is fully furnished and completely outfitted. The owners are downsizing to a city suite and leaving nearly everything behind. The property features a paved driveway lined with flowering shrubs, mature fruit trees, perennial gardens, manicured lawns, patio stones, water features, a white picket fence, and a secluded grotto. The main home had updated for durability, energy efficiency and beauty. The vaulted-ceiling living room offers floor-to-ceiling windows. The open dining area flows into a large kitchen with views into the bird-friendly grotto. Bedrooms are spacious, and the main bathroom features gold fixtures, a bay window, soaker tub, and separate shower. The lower level includes a full bathroom, laundry room, two more bedrooms and a workshop leading to the utility room, which contains a hydroelectric system powered by a nearby creek, supplying free electricity. A highlight is the massive sunroom with a built-in 10-person Jacuzzi. The second home is a 1000 sq. ft., 2 bedroom, 1 bath with a full basement; a perfect rental for a mortgage helper or additional income. There are numerous outbuildings including a deep single-car garage, an oversized double-bay garage, fully equipped woodworking shop and more (3000 sq. ft. in total). The 3.5 acres of flat, usable land is ideal for further development, with no zoning or building permit requirements. The Crown land nearby provides endless recreation, this one-of-a-kind



property has it all. (id:6289)

Built in 1968

**Essential Information**

Listing #	10351776
Price	\$799,000
Bedrooms	4
Bathrooms	2.00
Square Footage	3,135
Acres	3.44
Year Built	1968
Type	Single Family
Sub-Type	Freehold
Style	Ranch

**Community Information**

Address	3361 & 3365 95 Highway
Subdivision	South Hwy 95
City	Golden
Province	British Columbia
Postal Code	V0A1L0

**Amenities**

Parking Spaces	10
Parking	Attached Garage, Detached Garage
# of Garages	10

**Interior**

Heating	Electric
# of Stories	1

**Exterior**

Exterior	Vinyl siding
Roof	Unknown

**Additional Information**

Zoning	Unknown
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**Listing Details**

Listing Office

eXp Realty



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