

\$2,999,000 - 3390 Shuswap E Road, Kamloops

MLS® #10354640

\$2,999,000

3 Bedroom, 4.00 Bathroom, 4,274 sqft

Single Family on 20.00 Acres

South Thompson Valley, Kamloops, British Columbia

Welcome to 3390 Shuswap E Road, an exceptional 20-acre riverfront estate with stunning development potential overlooking the serene South Thompson River. Currently the owners have positive discussion with Ministry of Transport and TRND for subdivision to date. This 4,300 sq ft rancher-style home is thoughtfully designed for entertaining, featuring a Mediterranean-inspired kitchen with double ovens, a walk-in pantry, and an adjoining dining room. Radiant heated floors and passive solar, south-facing windows ensure year-round comfort and efficiency. All three bedrooms, the den, and spacious living areas offer walk-out access to breathtaking mountain and river views. The full unfinished basement offers endless opportunities for customization. Formerly an organic farm, the property boasts fertile soil and AF-1 zoning, allowing for a variety of uses including a bed & breakfast, equestrian estate, agri-retreat, guest ranch, or home-based business. Surrounded by nature and close to golfing, fishing, boating, skiing, and birdwatching. This is a rare opportunity to live your dream or launch your next venture in paradise. Book your showing today. Measurements are approximate. Buyer to verify. (id:6289)

Built in 1994

Essential Information



Listing #	10354640
Price	\$2,999,000
Bedrooms	3
Bathrooms	4.00
Half Baths	1
Square Footage	4,274
Acres	20.00
Year Built	1994
Type	Single Family
Sub-Type	Freehold
Style	Ranch

Community Information

Address	3390 Shuswap E Road
Subdivision	South Thompson Valley
City	Kamloops
Province	British Columbia
Postal Code	V2H1T2

Amenities

Amenities	Golf Nearby, Recreation
Features	Level lot, Private setting
Parking Spaces	2
Parking	Attached Garage, RV
# of Garages	2

Interior

Appliances	Range, Refrigerator, Dishwasher, Washer & Dryer
Heating	In Floor Heating, See remarks
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
# of Stories	1

Exterior

Exterior	Stucco
Exterior Features	Landscaped, Level
Roof	Metal,Other

Additional Information

Zoning

Unknown

Listing Details

Listing Office

Stonehaus Realty Corp



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