

3110 6 Avenue Se
Salmon Arm, BC V1E 1R1



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MLS# 10281724



\$799,900

4 Bedrooms | 3 Bathrooms | 2,059 Sqft

4 Beds3 BathsGREAT FAMILY HOME in a great SE neighbourhood - featuring 4 bedrooms plus den with the potential to suite the basement. This 2019 home offers so much including 3 bedrooms/2 baths on the main floor with open concept kitchen/dining/living room. The basement includes a den, 4th bedroom, full bathroom, large family room with plumbing available for a wet bar or kitchenette if a suite is on your list. Good sized garage and a ton of parking. The flat backyard is private and fully fenced featuring a shed for storage and a hot tub. Enjoy BBQ's on the deck off the dining area. Close to schools, hiking trails, parks and easy access to all amenities. This one won't last long. Balance of New Home Warranty. Properties are at increased risk of damage from extreme weather due to climate change. ClimateCheck provides detailed climate risk data for properties now and up to 30 years into the future.25 hot days expected in 205015 storms expected in 2050Life StageEmployment TypeAverage Household IncomeAverage Number of Children



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