

\$950,000 - 5048 Heffley Louis Cr Road, Kamloops

MLS® #10345202

\$950,000

3 Bedroom, 3.00 Bathroom, 1,606 sqft
Single Family on 40.00 Acres

Heffley, Kamloops, British Columbia

Welcome to your private oasis in the spectacular Heffley Valley! Watch your kids's eyes sparkle as they learn to grow their own garden, raise chickens, and bake bread – all while living a wholesome, country lifestyle in this truly remarkable setting. Built in 2020, this charming 3-bedroom, 3-bathroom home blends modern finishes with timeless farmhouse appeal, featuring quartz counters, a cozy wood stove, a top-of-the-line UV water filtration system, and 2 covered porches perfect for enjoying the serene surroundings. The traditional two-storey layout offers an open concept main floor with a spacious, family-friendly kitchen, walk-in pantry, 2-piece bath, and access to both the front and back porches. The primary bedroom retreat features a luxurious ensuite with a walk-in tile shower and double vanity, while the two spacious spare bedrooms share a well-appointed 4-piece bathroom. Set on 40 acres and backing onto crownland, the property is enriched by Cahilty Creek meandering through, an artesian well, and a preliminary timber value report on file. The 512 sq ft detached shop offers 200-amp service, a washroom, and is roughed in for a future carriage suite, while an additional off-grid premise is ready for siding. Outdoor features include chicken coops, dog runs, fenced paddocks, and a yoga deck perched along the creek. Friendly neighbours always willing to lend hand and affordable driveway snow removal available. Portion of land outside ALR.



(id:6289)

Built in 2020

Essential Information

Listing #	10345202
Price	\$950,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,606
Acres	40.00
Year Built	2020
Type	Single Family
Sub-Type	Freehold

Community Information

Address	5048 Heffley Louis Cr Road
Subdivision	Heffley
City	Kamloops
Province	British Columbia
Postal Code	V0E1Z1

Amenities

Amenities	Ski area
Features	Private setting
Parking Spaces	1
Parking	Additional Parking, Attached Garage, RV, See Remarks
# of Garages	1
Is Waterfront	Yes
Waterfront	Waterfront on creek

Interior

Appliances	Range, Refrigerator, Dishwasher, Washer & Dryer
Heating	Baseboard heaters, Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood

of Stories 2

Exterior

Exterior Other
Roof Metal

Additional Information

Zoning Unknown

Listing Details

Listing Office eXp Realty (Kamloops)



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