

# \$599,999 - 256 Mccuddy Creek Road, Oliver

MLS® #10354301

**\$599,999**

2 Bedroom, 3.00 Bathroom, 2,054 sqft

Single Family on 15.05 Acres

Oliver Rural, Oliver, British Columbia

Welcome home to 15 acres of unspoiled, peaceful mountainside paradise 15 minutes from Oliver! The elevated homesite of this property features stunning 270 degree mountain views. This property is zoned Large Holdings One (LH1), and presents numerous use opportunities including agricultural, equestrian, kennel, and BandB applications. The home's main level features incredible connection to the outdoors via 2 sliding door walkouts to the full length south facing deck, and a practical laundry/mud room exit to the large, partially covered second deck with sheltered garage access. The lower level boasts a full length, south facing sun room with double French door views over the wooded hillside. As reflected in the asking price, this home is a project, but has multiple notable features including a metal roof, dramatic, vaulted wood-clad ceilings in the foyer and living room, clerestory windows, a spacious main floor primary suite, two woodstoves, and a lower level family room with the opportunity to create two additional, split-plan bedrooms. The single garage and attached carport allow for practical, four season protection for vehicles and there is also abundant, open-air parking. The large, free-standing workshop could be base of operations for a transformative reno or a home-based business. The property itself features multiple, flatter areas ideal for a vineyard, agriculture, grazing pasture or additional outbuildings. All dimensions



approximate. Buyer to verify if important.  
(id:6289)

Built in 1980

**Essential Information**

Listing #	10354301
Price	\$599,999
Bedrooms	2
Bathrooms	3.00
Half Baths	1
Square Footage	2,054
Acres	15.05
Year Built	1980
Type	Single Family
Sub-Type	Freehold
Style	Ranch

**Community Information**

Address	256 Mccuddy Creek Road
Subdivision	Oliver Rural
City	Oliver
Province	British Columbia
Postal Code	V0H1T8

**Amenities**

Parking Spaces	6
Parking	Attached Garage, Carport
# of Garages	2

**Interior**

Heating	Electric, Wood Baseboard heaters, Stove
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood
# of Stories	2

**Exterior**

Exterior	Brick
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Roof                      Metal

### **Additional Information**

Zoning                      Unknown

### **Listing Details**

Listing Office              Royal LePage South Country



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