

\$3,300,000 - 4842 Sunnybrae Canoe Point Road, Tappen

MLS® #10357613

\$3,300,000

4 Bedroom, 5.00 Bathroom, 4,047 sqft

Single Family on 2.13 Acres

Tappen / Sunnybrae, Tappen, British Columbia

2 south facing homes for the price of one on 2.13 acres of approximately 330 feet of pristine Shuswap lakefront with a huge garage/shop. This stunning property offers a rare blend of privacy, comfort, and natural beauty in a serene waterfront setting. The contemporary hillside home is a reverse 2 story with a fully finished walkout basement, designed to maximize panoramic lake and mountain views. Large windows, expansive decks, & multiple outdoor living areas, including 3 patios, provide seamless indoor-outdoor living. Beautifully landscaped with stonework, mature trees, & terraced walls, the home feels like a private resort. The main level, accessed from the driveway, is the heart of the home. It features granite countertops, a spacious kitchen, open concept living room with f/p, & a generous primary suite with a wood fireplace (not connected), a large ensuite with tub/shower, bidet, & great storage. Upstairs includes a bright secondary living area with skylights and 2 beds. The walkout basement adds another bed, full bath with laundry, rec/games room, and wood fireplace with flexible access from inside or outside. The guest house is 769 sq.ft. and includes its own kitchen, fireplace, bedroom, and baseboard heating, perfect for visitors or extended family. A detached 2 storey shop offers 1,515 sq.ft. of versatile space, while the attached workshop (28' x 46'9"") adds even more functionality. A detached garage



provides more parking. Lakeside, enjoy a sandy beach, dock, swim platform, buoy, newer retaining wall, lakeside fire pit, & hot tub for evenings under the stars. Located minutes from Herald Park, Margaret Falls, & Sunnybrae Winery, a short drive to Blind Bay, Salmon Arm, this exceptional property offers year round comfort in a tranquil, private setting. Donâ€™t miss the chance to make this one of a kind estate your legacy on Shuswap Lake. (id:6289)

Built in 2007

Essential Information

Listing #	10357613
Price	\$3,300,000
Bedrooms	4
Bathrooms	5.00
Half Baths	1
Square Footage	4,047
Acres	2.13
Year Built	2007
Type	Single Family
Sub-Type	Freehold
Style	Contemporary, Other, Ranch

Community Information

Address	4842 Sunnybrae Canoe Point Road
Subdivision	Tappen / Sunnybrae
City	Tappen
Province	British Columbia
Postal Code	V0E2X1

Amenities

Parking Spaces	10
Parking	Additional Parking, Attached Garage, Detached Garage, Other, Oversize, RV, See Remarks
# of Garages	20
View	Lake view, Mountain view, Valley view, View of water, View (panoramic)

Interior

Heating	Baseboard heaters, See remarks
Cooling	Wall unit, Window air conditioner
# of Stories	3

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	Coldwell Banker Executives Realty
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