# \$1,850,000 - 4550 Gulch Road, Naramata

MLS® #10364961

## \$1,850,000

3 Bedroom, 2.00 Bathroom, 2,251 sqft Agriculture on 4.97 Acres

Naramata Rural, Naramata, British Columbia

This hidden gem is nestled in the heart of the scenic Naramata Bench. Located on a unique 4.97 acre property, gently sloping to the south-west, the property offers privacy & breath-taking panoramic views over the sparkling waters of Okanagan Lake, surrounding orchards, vineyards & mountains. This charming character home has 2250 sq.ft, 3 bedrooms plus den, 2 full bathrooms, and has been lovingly updated over the years. The upper level has a beautiful bonus family room that can also be used as a large extra guest bedroom. The lower level has an large family room/rec room, den, and loads of storage space. The land is highly-fertile & currently planted as a cherry orchard with Lapins. The rest is ready to become an extended orchard, vineyard or perhaps equestrian estate. This property is uniquely-located in a quiet rural area fronting two roads, which offers the option of multiple placement choices for your dream home. Within walking distance to Naramata, beaches, boat launches, parks, general store, hotel, school, restaurants, and close to numerous wineries & cideries. This piece of paradise is a must-see in person. (id:6289)

Built in 1950

### **Essential Information**

Listing # 10364961 Price \$1,850,000







Bedrooms 3

Bathrooms 2.00

Square Footage 2,251

Acres 4.97

Year Built 1950

Type Agriculture

Sub-Type Freehold

# **Community Information**

Address 4550 Gulch Road

Subdivision Naramata Rural

City Naramata

Province British Columbia

Postal Code V0H1N1

# **Amenities**

Amenities Park, Recreation, Schools, Shopping

Features Two Balconies

Parking Spaces 6

Parking Surfaced

View Lake view, Mountain view, Valley view, View (panoramic)

#### Interior

Appliances Refrigerator, Dishwasher, Dryer, Range - Electric, Washer

Heating Wood Forced air, Heat Pump, Stove

Cooling Heat Pump

Fireplace Yes

# of Fireplaces 2

# of Stories 2

### **Exterior**

Exterior Wood siding

Roof Asphalt shingle

#### **Additional Information**

Zoning Agricultural

# **Listing Details**

Listing Office Front Street Realty





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