

\$1,550,000 - 3736 Beaver Valley Road, Williams Lake

MLS® #R2994164

\$1,550,000

4 Bedroom, 2.00 Bathroom,
Single Family on 200.00 Acres

N/A, Williams Lake, British Columbia

Amazing opportunity to own 200 acres in 2 titles, 4-BR 2-bth family home, licensed abattoir & butchering w/turnkey equipment & facilities, & hobby farm complete w/ 99x41 hay barn (plus lean-to), stable, fence & X-fencing for horses & cattle, outbuildings etc. Rodear Meats is an established business w/ an extensive clientele in the Cariboo. Scenic property features a mix of trees & pastures, w/ creek running thru. Prime farmland in the desirable Beaver Valley known for its micro climate for agriculture. The cozy home is heated by propane furnace & 2 woodstoves. Newer appliances 2021-2024. Hardiboard siding & metal roof means longevity & low maintenance. Full services incl. BC Hydro, Starlink highspeed internet, drilled well logged@10gpm & septic. Borders crown land on 3 sides & just steps from George Lake in addition to other lakes nearby for endless fishing & outdoor adventures. Mostly in ALR w/BV-A & M3-1 combined zonings that permit 2 dwelling units & variety of non-residential uses. Yr-round maintained rd. (id:6289)

Built in 1989

Essential Information

Listing #	R2994164
Price	\$1,550,000
Bedrooms	4
Bathrooms	2.00



Acres	200.00
Year Built	1989
Type	Single Family
Sub-Type	Freehold

Community Information

Address	3736 Beaver Valley Road
Subdivision	N/A
City	Williams Lake
Province	British Columbia
Postal Code	V0L1G0

Amenities

Parking	Open
View	Valley view
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Washer, Dryer, Refrigerator, Stove, Dishwasher
Heating	Propane, Wood Forced air
# of Stories	2

Exterior

Exterior	Concrete
Roof	Metal
Foundation	Concrete Perimeter

Listing Details

Listing Office	Horsefly Realty
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