

	<b>2148 CARM ROAD</b>	
	Area <b>Penticton</b> Sub Area <b>Penticton Rural</b> Type <b>Single Family</b> Storeys <b>One Storey</b> Taxes <b>\$1,484 (2021)</b> MLS® <b>192463</b> Age Year Built <b>2001</b> Zoning <b>LH1S</b> Postal Code <b>V2A 8V5</b>	Status <b>Active</b> Possession Title <b>Freehold</b> Bare Land Strata Fee List Price <b>\$999,900</b> Original Price <b>\$999,900</b> Price Sold Date Sold DOM <b>5</b>

INTERIOR		EXTERIOR	
Bedrooms <b>2</b>	Fin. Sqft <b>1,089</b>	Exterior Finish <b>Hardie Board</b>	Construction <b>Mobile</b>
Bathrooms <b>1</b>	Unfin. Sqft	Roof <b>Asphalt Shingle</b>	Foundation <b>No</b>
Ensuite		Basement <b>Part</b>	Basement Devel
Remodelled <b>Yes</b>			
Fireplace Types			
Fin. Fireplaces			
R/I Fireplaces			

Features Available

ROOMS				EXTERIOR FEATURES	
	Bsmt	Main	Above	Below	
Total Fin Sqft		<b>1,089</b>			Frontage Lot Sqft <b>435,600</b>
Living Room		<b>14x14</b>			Lot Depth Lot Acres <b>10.00</b>
Kitchen		<b>14x14</b>			Land Use
Bedroom		<b>8x10</b>			Parking <b>Double Garage, Addl Parking Avail, RV Parking</b>
Master Bedroom		<b>13x12</b>			Garage Size
Foyer		<b>12x9</b>			Covered <b>2</b>
Laundry Rm		<b>12x9</b>			Site Influences <b>Mountain View, Private Setting</b>
Bathroom		<b>3pc</b>			
<b>SERVICES</b>					
		Heating <b>Forced air</b>			
		Fuel <b>Propane</b>			
		Water <b>Drilled Well</b>			
		Sewer <b>Septic Installed</b>			
		Connect. Chrg			
		Services			
		Roads			

PID/PIN Number	<b>003-608-263</b>
Legal Desc.	<b>LOT 1 DL 2710 SDYD PLAN 31786 EXCEPT PLAN KAP 58511</b>
Mortgage Info	
Restrictions	<b>Surface Right-of-Way, Building Scheme</b>
Pet Size	
Restriction Notes	<b>BUILDING SCHEME, SURFACE RIGHT OF WAY</b>
Contingency	
Listing Office	<b>ROYAL LEPAGE-LOCATIONS WEST</b>

Here is your chance to own your dream property in the much sought after area of Upper Carmi, just eight minutes from the Penticton hospital. Your residence is a fully renovated structure, that needs nothing. The inside has been redone from the vinyl laminate, counter tops, back splash to the ceiling. The outside features new skylights when the roof was replaced, four years ago, new soffit and eve's trough, new low E windows, gorgeous hardy plank siding finishes the outside of building. The newly constructed deck features vinyl decking for many years of maintenance free enjoyment plus an aluminum cover that provides protection from the elements so grilling year round is definitely an option. Your front yard is beautiful natural rock with a blend of rock flower beds and other natural highlights that blend into your surrounding landscape. From the deck you have an amazing view of the town of Penticton and surrounding mountain tops. Listed By: ROYAL LEPAGE-LOCATIONS WEST



Locations West Realty

This listing information is provided to you by:  
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**ROYAL LEPAGE-LOCATIONS WEST**

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484 MAIN STREET PENTICTON ,BC V2A 5C5

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Not intended to solicit properties already listed for sale. \* Personal Real Estate Corporation. Jan 22, 2022.