

\$9,000,000 - 7408 Westsyde Road, Kamloops

MLS® #152080

\$9,000,000

0 Bedroom, 4.00 Bathroom, 4,562 sqft
Residential on 6,528 Acres

Westsyde, Kamloops, British Columbia

Mountain View Ranch is rare; providing stunning views of the mountains and valleys while living along the North Thompson river with 1.5 miles of frontage; replete with 2800' hard pack runway and 40x60 personal hangar. This profitable 335 cow/calf operation is based on 6528 acres, 11 titles, 5460+ acres on provincial leases with onsite management facilitating absentee ownership. A gravity fed irrigation system from O'Connor Lake covers 2/3rds of the arable land with zero pumping costs. Three new hay sheds provide storage with 300 acres in production. The grazing leases are contiguous enabling early turnout - April 15 and Nov 30 gather. This jewel is only 20 minutes from the vibrant city of Kamloops of which 160 acres are within the city limits. The owner home is a large renovated executive bungalow with rustic interior design and urban niceties on its own private yard site. Live the cowboy culture or immerse yourself in the full range of land/water recreational activities on site or nearby.

Built in 1991

Essential Information

MLS® #	152080
Price	\$9,000,000
Bathrooms	4.00
Full Baths	4
Square Footage	4,562



Acres	6,528.00
Year Built	1991
Type	Residential
Sub-Type	Farm
Status	Active

Community Information

Address	7408 Westsyde Road
Subdivision	Westsyde
City	Kamloops
Province	British Columbia
Postal Code	V2B 8N8

Amenities

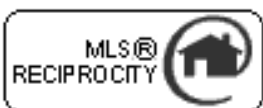
Features	Hillside, Waterfront Property, No Thru Road, Flat Site, Airport Nearby, Panoramic View
Is Waterfront	Yes

Interior

Has Basement	Yes
Fireplace	Yes
# of Fireplaces	1

Additional Information

Date Listed	June 18th, 2019
Days on Website	117
Zoning	AF-1



NOTE: This representation is based in whole or in part on data generated by Kamloops and District Real Estate Association which assumes no responsibility for its accuracy.