

# \$579,000 - 7535 Columbia Avenue Unit# 13, Radium Hot Springs

MLS® #10354569

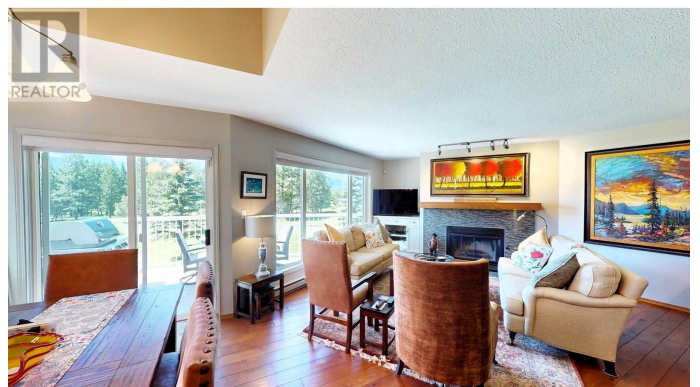
**\$579,000**

3 Bedroom, 4.00 Bathroom, 2,139 sqft

Single Family on 1.00 Acres

Columbia Condos, Radium Hot Springs, British Columbia

Own a Stunning Townhome on the 11th Hole of The Springs Golf Course. Don't miss this incredible opportunity to own an upgraded and beautifully maintained 3 bedroom, 3.5 bath split-level townhome backing onto The Springs Golf Course with breathtaking views of the Purcell Mountains. The main level boasts an open-concept layout featuring a spacious living room with a cozy wood-burning fireplace, a kitchen with breakfast bar and walk-in pantry, dining area and air conditioning for comfort. Step out onto your private balcony, complete with an awning and take in the panoramic golf course and mountain views. Upstairs, the expansive primary bedroom occupies its own level with a walk-in closet and en-suite bathroom. The fully finished walkout basement offers a large family room with wet bar, bathroom, ample storage and direct access to a ground-level patio, perfect for relaxing with your favorite drink while soaking in the serene surroundings. Additional highlights include a double garage and extra parking on the asphalt driveway. Located in the heart of Radium Hot Springs, this home is within walking distance of local shops, restaurants, the world-renowned hot springs and of course, the golf club. Radium is your gateway to the Columbia Valley, where outdoor adventures await—golf, hiking, biking, and watersports in the summer, and



skiing, snowshoeing, and snowmobiling in the winter. Click on the 3D Showcase/Play Icon for a 3D Tour and contact your REALTOR®; to see it for yourself. (id:36535)

Built in 1994

**Essential Information**

|                |                   |
|----------------|-------------------|
| Listing #      | 10354569          |
| Price          | \$579,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 4.00              |
| Half Baths     | 1                 |
| Square Footage | 2,139             |
| Acres          | 1.00              |
| Year Built     | 1994              |
| Type           | Single Family     |
| Sub-Type       | Strata            |
| Style          | Split level entry |

**Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 7535 Columbia Avenue Unit# 13 |
| Subdivision | Columbia Condos               |
| City        | Radium Hot Springs            |
| State       | British Columbia              |
| Zip Code    | V0A1M0                        |

**Amenities**

|                |                              |
|----------------|------------------------------|
| Features       | Balcony                      |
| Parking Spaces | 2                            |
| Parking        | Attached Garage, See Remarks |
| # of Garages   | 2                            |

**Interior**

|            |                                                                                                         |
|------------|---------------------------------------------------------------------------------------------------------|
| Appliances | Refrigerator, Dishwasher, Dryer, Range - Electric, Water Heater - Electric, Microwave, Hood Fan, Washer |
| Heating    | Electric Baseboard heaters, Heat Pump                                                                   |
| Cooling    | Wall unit                                                                                               |
| Fireplace  | Yes                                                                                                     |

|                |              |
|----------------|--------------|
| Fireplace Fuel | Wood         |
| Fireplace Type | Conventional |
| # of Stories   | 4            |

### **Exterior**

|               |                 |
|---------------|-----------------|
| Exterior      | Vinyl siding    |
| Roof Material | Asphalt shingle |
| Roof Style    | Unknown         |

### **Additional Information**

|        |         |
|--------|---------|
| Zoning | Unknown |
|--------|---------|

### **Listing Details**

|                |                                                      |
|----------------|------------------------------------------------------|
| Listing Office | Courtesy Of Joseph Evanoff Of MaxWell Rockies Realty |
|----------------|------------------------------------------------------|

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