

# \$479,900 - 9100 Mackie Drive Unit# 101, Coldstream

MLS® #10325258

**\$479,900**

2 Bedroom, 2.00 Bathroom, 1,372 sqft  
Single Family on 1 Acres

Coldstream Meadows, Coldstream, British Columbia

RARE FIND! Beautiful and spacious desirable 2 bedroom 2 full bath + den ground floor corner unit w/ 1,372 sq ft. This is the most perfect unit in the complex, and corner units are rarely seen on the market! Enjoy panoramic views from your living room, den/office and main bedroom as you soak in the uplifting natural light from the large picture windows. Enjoy convenient access to your shaded NW facing covered patio for your quiet morning coffee, and welcome friends with visitor parking steps from the building. This unit has many lovely features to age in place, including a full kitchen with range, fridge, dishwasher and microwave, full capacity washer/dryer, one 3 piece Ensuite with safety equipped shower, and a full 4 piece guest bathroom w/ tub & shower. geothermal heating & cooling, wide doorways & hallways, brand new luxury vinyl flooring, secure underground parking. This gorgeous 23 acre property at Coldstream Meadows offers beautifully maintained grounds, walking trails, community garden, Fireside Lounge, dining options, Copper Cafe, exercise room, library, shuttle bus and a monthly events calendar. A wide range of personal services can be provided through the Life Styles Agreement, for a separate fee. Monthly Strata Fees are \$691.37 for the Residential Section, plus \$27.68 for the Commercial Section of the Strata. These fees include : Contingency Reserve, Strata Insurance, Grounds Maintenance, Management, Sewer, Water,



Garbage, and Geothermal Heating. (id:6289)

Built in 2009

### Essential Information

|                |               |
|----------------|---------------|
| Listing #      | 10325258      |
| Price          | \$479,900     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Square Footage | 1,372         |
| Acres          | 1.00          |
| Year Built     | 2009          |
| Type           | Single Family |
| Sub-Type       | Apartment     |
| Style          | Ranch         |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 9100 Mackie Drive Unit# 101 |
| Subdivision | Coldstream Meadows          |
| City        | Coldstream                  |
| Province    | British Columbia            |
| Postal Code | V1B1G9                      |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Golf Nearby, Airport, Park, Recreation, Ski area, Security/Concierge |
| Utilities      | Cable, Electricity, Telephone, Sewer, Water                          |
| Features       | Level lot, Private setting, Corner Site, Wheelchair access           |
| Parking Spaces | 1  |
| Parking        | Heated Garage, Parkade, Underground                                  |
| View           | Mountain view, Valley view, View (panoramic)                         |

### Interior

|              |   |
|--------------|---|
| Appliances   | Refrigerator, Dishwasher, Range - Electric, Microwave, Washer & Dryer |
| Heating      | Geo Thermal   |
| Cooling      | See Remarks   |
| # of Stories | 1   |

### Exterior

|          |                                 |
|----------|---------------------------------|
| Exterior | Stone, Stucco, Composite Siding |
|----------|---------------------------------|

Exterior Features    Landscaped, Level  
Roof                    Asphalt shingle

**Additional Information**

Zoning                Unknown

**Listing Details**

Listing Office        RE/MAX Vernon

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