



**Frank Ingham**  
Phone: (604) 230-8167  
Mobile: (604) 230-8167  
Fax:  
Email: frank@frankingham.com  
Office: (604) 230-8167

**West Vancouver**  
2397 Marine Drive  
West Vancouver, BC  
V7V 1K9



1561 FRASER ROAD, Pemberton, Pemberton, BC, V0N 2L0, Canada

MLS®# R2194814



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Property Value	\$1,249,000
Type	House
Style	1 Storey
Basement	Crawl
Year Built	1972
Taxes	473.44
Living Area	1,299 sq.ft.
Lot Depth	965 ft
Lot Size Area	273,557 sq.ft.
Bedrooms	3
Bathrooms	2 full
Maintenance Fee	\$0.00

## Description

You must see this home, outbuildings & property! 6.28 acres on a quiet dead end street with huge hedge & plenty of trees for privacy. One of the sunniest spots in the valley with very little wind facing Mt Currie & minutes to town by car or walking/biking trails. Nicely renovated 3 bed/2 bath plus office, laundry, dining room & wood stove. 1950 sq ft awesome self contained suite, huge family room with half in garage/shop. 724 sq ft 4 bay shed plus 265 sq ft greenhouse/chicken coop. Huge gazebo sitting area plus outdoor bar all surrounded by gorgeous irrigated flower beds plus a hot tub. Easy access to the Lillooet river through your own property. What more could you want? A very special property is waiting for you to call home. Come see!



