

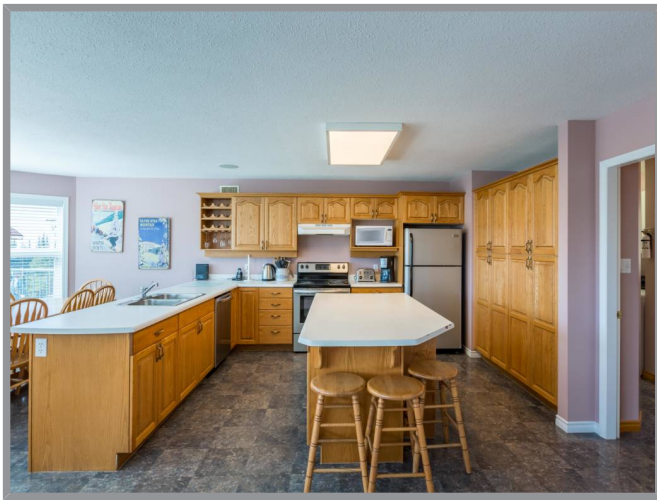
9817 Spencer Lane, Silver Star, BC



### SILVER STAR MOUNTAIN

Silver Star Mountain Resort living at its finest, fabulous 3 bedrooms home with a 2 bedroom self-containing suite. This home features many upgrades such as; updated deck, windows, and the roof repaired. In the large Island, U-shaped kitchen, you will enjoy the newer dishwasher, fridge, and stove all 5 years old, that looks over the open concept living area. Two bedrooms on the main floor while the upper floor is a stunning master bedroom retreat with jetted tub, ensuite, and walk-in closet, it is the perfect escape to watch out over the mountain from your private deck. Below the main floor has a 2 bedroom in-law suite with its own washer and dryer. This home is also outfitted with a newer furnace, new TV in the master bedroom, and the HRV system replaced in 2020. Double garage with extra room for storage.





## Specifications

MLS® # 10240059	Neighborhood Silver Star
Year Built 1995	Zoning R4
Lot Size 0.17 acres	Lot Frontage 45.47
Lot Depth 60.6	Home Size
Total Square Footage 2849 sq. ft.	Main Level 1333 sq. ft.
Upper Level 543 sq. ft.	Lower Level 973 sq. ft.
Bedrooms 5	Bathrooms 4
Taxes \$3,749 / 2020	
Services Services Available, Telecommunications, Shaw Cable, Silver Hawk Sewer, Municipal Water	



## Features

A well located three bedroom ski area home with a separate 2 bedroom suite and a double garage. The main living area is a large open-concept space with a generously sized kitchen. Two bedrooms on the main floor with the master suite occupying the top floor for privacy.

### Kitchen

- The large oak kitchen is U shaped with a large island c/w breakfast bar
- The island has numerous drawers and cabinets and an electrical outlet
- The kitchen itself has numerous drawers and cabinets
- Built-in wine rack
- Over counter lighting and an electrical outlet at the end of the counter housing the sink
- The Wall pantry unit has some pull out shelving
- Vinyl flooring

### Dining Room

- Large bay window
- Seating for ten
- Ceiling speaker
- Vinyl flooring

### Living Room

- A generously sized area with three large windows and a French door to the large hot tub deck
- Corner gas fireplace with tile surround
- Ceiling speaker
- Locked Owner storage closet
- Wall to wall carpet

### Main Entry

- Vinyl flooring
- The walk-in storage room is adjacent
- Access to the double garage in the basement
- Boot change bench and coat storage shelving
- The opening window next to the main entry door
- This room acts as an airlock for energy-efficient access

### Laundry/Half Bath

- Adjacent to the kitchen
- Vinyl flooring
- Storage cupboard
- Upper laundry cabinets
- Two openings screened windows
- Timed exhaust fan for the air exchange system



### Main Floor Bedroom

- Wall to wall carpet
- Large bay window with two openers

### Main Floor Bunk Room

- Wall to wall carpet
- Windows on two sides
- Wall-mounted TV
- Sleeps four

### Main Floor Full Bathroom

- Two zones with a sink only at the entry area separate from the bath/shower
- Tub/shower combination
- One-piece Toto® dual flush toilet
- Vinyl flooring
- Timed exhaust fan on the air exchange system

### Master Suite

- A large area with windows on two sides
- Accessed by a bright stairway with display shelves
- Lounge area with a natural gas fireplace with tile surround and ceiling accent lights
- Jetted corner tub with tile surround and a raised ceiling feature above
- Wall to wall carpet
- Walk-in closet
- Wall mount TV

### Three Piece Ensuite

- Large shower with glass door
- Dual sinks
- Vinyl flooring
- Opening window
- Timed exhaust fan on the air exchange system

### Double Garage

- Generously sized
- Two insulated garage doors with openers
- Passage door to the covered deck patio area with an exposed aggregate finish
- Large window for natural light
- Two storage areas can be removed
- Internal access to the main house and to the suite

### Mechanical



- Van EE® air exchange system (new in 2020)
- Newer Prestige® High Efficiency forced air natural gas furnace (2019)
- Rough-in for alarm system
- Two electric meters, two water meters
- 125 amp subpanel
- Three natural gas hot water heaters

#### Two-Bedroom Suite

Accessed by an airlock front entry off the patio by the garage

#### Air Lock Entry

- Exposed aggregate floor with a drain
- Natural light from two sides
- Boot change bench and coat hooks

#### Kitchen

- Numerous cupboards
- Dishwasher and microwave
- Vinyl flooring
- Exhaust fan vented to the outside

#### Living Room

- Numerous windows in a bay
- Wall to wall carpet
- Gas fireplace with tile surround

#### Four Piece Bathroom

- Vinyl flooring
- Stacking Westinghouse® washer & dryer

#### Master Bedroom

- Wall to wall carpet
- Generous size

#### Back Bedroom

- Wall to wall carpet
- Upper and lower bunks

#### Exterior

- Vinyl siding with Smart Trim accents



- Paved driveway with an exposed aggregate concrete driveway approach
- Covered exterior dining area for the master suite
- Decorative shingle work
- Large vinyl deck for the hot tub and BBQ, with a natural gas outlet for the Vermont Castings BBQ
- Metal rails on the hot tub deck
- Vinyl windows with the wood interior finish; replaced in 2017



