

# Crafted Elegance

Castlegar Rural



2490 Knob Road



Karen Bennett  
Bennett Family Real Estate

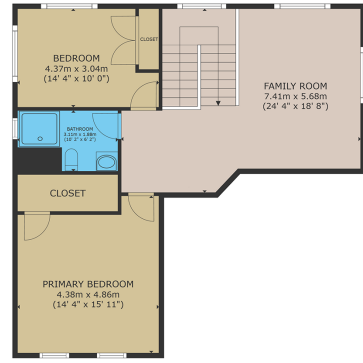


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Bennett Family Real Estate

566 Baker Street  
karen@nelsonproperty.com

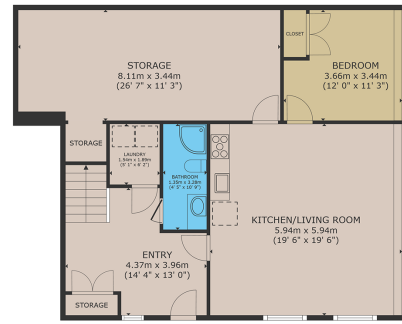


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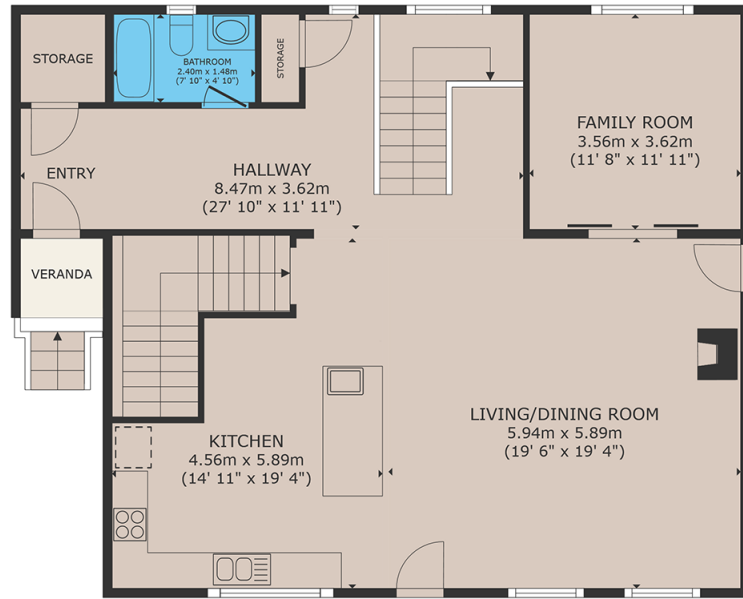
FLOOR 3

GROSS INTERNAL AREA  
FLOOR 3 103.8 m<sup>2</sup> (1,117 sq.ft.) FLOOR 2 108.2 m<sup>2</sup> (1,164 sq.ft.) FLOOR 1 79.0 m<sup>2</sup> (850 sq.ft.)  
EXCLUDED AREAS: VERANDA 1.6 m<sup>2</sup> (18 sq.ft.)  
TOTAL: 290.9 m<sup>2</sup> (3,131 sq.ft.)  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 1

GROSS INTERNAL AREA  
FLOOR 1 79.0 m<sup>2</sup> (850 sq.ft.) FLOOR 2 108.2 m<sup>2</sup> (1,164 sq.ft.) FLOOR 3 103.8 m<sup>2</sup> (1,117 sq.ft.)  
EXCLUDED AREAS: VERANDA 1.6 m<sup>2</sup> (18 sq.ft.)  
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FLOOR 2

GROSS INTERNAL AREA  
FLOOR 1 103.8 m<sup>2</sup> (1,117 sq.ft.) FLOOR 2 108.2 m<sup>2</sup> (1,164 sq.ft.) FLOOR 3 79.0 m<sup>2</sup> (850 sq.ft.)  
EXCLUDED AREAS: VERANDA 1.6 m<sup>2</sup> (18 sq.ft.)  
TOTAL: 290.9 m<sup>2</sup> (3,131 sq.ft.)  
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## 2490 Knob Road

Area	Robson/Raspberry/	Age	2019
Bedrooms	Brilliant	Taxes	4822
Bathrooms	3	Tax Year	2023
Lot Size	3	MLS#	
Floor Space	0.43	Parking	
	3141		

Explore luxury in this single-family home with impressive 20-foot lofted ceilings and large windows highlighting stunning views. Crafted with precision, every corner exudes grandeur and bespoke design. The home offers three bedrooms, three bathrooms, a den, a loft, and a finished basement. The custom kitchen features a gas range and a commanding butcher-block island. The central staircase, adorned with handcrafted metal railings, leads to a versatile loft. Enjoy a wood stove in the living area, a heated tile floor in the primary bathroom, and a deep soaking tub on the main floor. Additional features include remote-controlled custom blinds, locally-crafted wooden windows and doors, built-in bookshelves, and ample storage. The flooring varies from elegant hardwood and cork to durable marmoleum and vinyl. Designed for sustainability, it's solar-ready with a south-facing roof and boasts a high-efficiency furnace and air conditioning. The exterior includes a .43-acre landscaped yard, a covered balcony, an automated sprinkler system, and a rock fire pit. The property is fully fenced and gated for privacy. Schedule a viewing to experience the charm of this

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To view interactive floor plans scan this QR code with your smart phone



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