



5747 Sawmill Rd
Oliver BC

\$ 499,900
MLS® 10364182



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CENTURY 21 Amos Realty



THE AMOS TEAM
HOME SWEET HOME

Property Features:

- 3 Bedrooms + 1 Bath (Jetted Tub)
- 1018 SQFT Finished
- Fully Finished Basement
- Ductless Heating
- Private Oxbow with Water Rights!
- Fully Fenced Yard
- 0.34 Acre Lot



Welcome to your own private retreat! This 0.34-acre property offers the space and serenity you've been looking for, just five minutes from downtown Oliver and local shopping. The fully fenced yard is surrounded by low-maintenance vinyl fencing, offering peace of mind and privacy. Spend your days enjoying the two patio areas—one covered—perfect for lounging with a good book, hosting summer barbecues, or soaking in a future hot tub. Underground irrigation keeps the yard lush, and you'll love the extra touches like two storage sheds and a small greenhouse for your gardening dreams. What makes this property truly special is its setting on a private oxbow with water rights! Imagine sipping your morning coffee by the water, unwinding at the end of the day on your very own dock, or simply birdwatching as herons and other wildlife pass by—nature is quite literally at your doorstep. Inside, the home feels bright and welcoming with an open floor plan that creates an easy flow between the living room, dining area, and kitchen. The kitchen has plenty of cupboard and counter space, and sliding doors open right onto the covered deck, making outdoor dining a breeze. Large windows let in natural light, and every room is equipped with ductless heating and adjustable thermostats so you can set the perfect temperature year-round. **BONUS** - Jetted bathtub and downstairs has a cozy dog den and playroom; Play room can double as a storage, wine room or more! A truly special opportunity!