

16 Jan 2025

2252 Eagle Bay Rd Rationale:

We fell in love with the spacious property / home and purchased the place in 2018 after years of vacationing at the lake.

We have a place nearby in [REDACTED] and our family has a place on the north side of the lake in [REDACTED].

Fell in love with the natural beauty of living in a forested area of Blind Bay overlooking Shuswap Lake.

Private area: The 1 hectare property has forest on the north and east sides, and large trees to the south and west overlooking the great views of Shuswap Lake.

An ideal place to share with other families vacationing in the Shuswap. Meets the demand for up close and personal small family gatherings to enjoy the Shuswap in Blind Bay. Also an ideal place for group contractors or professionals to stay.

The house has an open design with four easy access points for family or guests.

The garage is large and is where the guests put their garbage in lined cans to be picked up and disposed of by our cleaning service or us.

Landscaping is somewhat maintenance free close to the house with a fire break consisting of crushed rock and boulders around the house and driveway.

The double gated enclosed secluded deck for easy level or wheelchair access to the house.

The views are amazing and we thought it would be great for others to enjoy the postcard views.

The easy and secluded bonus ample parking.

We spend a lot of time on the property improving or maintaining the landscaping from the road up to and past the house.

Will comply with all TUP conditions.

Will not require an advertising sign. No ALR issues.

The Septic field is away from the house and is secluded on a hill above.

Will add: Registration of a covenant on title for the subject property pursuant to s. 219 of the Land Title Act releasing and indemnifying the CSRD for any damages arising from or relating to issuance of the Temporary Use Permit.

Thanks

[REDACTED]
2252 Eagle Bay Rd
Blind Bay BC V0E1H1

[REDACTED] & [REDACTED]

[REDACTED]