



3900 25th Street S		Status	Active
Major Area	Kootenay	Possession	
Minor Area	CRANL Cranbrook Periphery	Title Tier 1	Freehold
City	Cranbrook	Title Tier 2	Fee Simple
Type	Residential	Price	\$1,375,000.00
Sub Type	Single Family - Detached w/Acreage	Orig. Price	\$1,375,000.00
Style	Bungalow	Sale Price	
Taxes	\$3,543 (2025)	Date Listed	Mar 3/26
MLS®	10377760	Date Sold	
Year Built	1984	Status Chg.	Mar 3/26
Zoning	RR-2	DOM	93
Postal Code	V1C 7H3		
Strata/Assoc	No / No		

INTERIOR

Bedrooms	4	Beds Property	4	Beds Main Bldg	4	Beds Suite	
Bathrooms	3	Baths Property	3	Baths Main Bldg	3	Baths Suite	
Fin. Sqft	3,018	Beds Aux Bldg		Shop/Den	No / No		
Above Grade	1509.0	Baths Aux Bldg		Ceiling Height		Levels	2
Below Grade	1509.0	Fireplace		Year Subst Reno		Prop Condition	
Unfinished Area		Fireplaces	2	Basement		Finished, Full, Walk-Out Access	
Suites	No	Suites Legal		Suite Potential			
Flooring				Windows			
Laundry				Accessibility			
Appliances	Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer						
Interior Features							

ROOMS (Total: 3,018 sqft)

	Bsmt	Lower	1st	2nd	3rd	4th
Total Area	1509.0		1509			
Kitchen			11' 2" x 11' 3"			
Nook			8' 3" x 11' 11"			
Dining Room			10' 11" x 12' 10"			
Living Room			18' 11" x 15' 7"			
Bathroom - Half 2 PCE			7' 8" x 5' 2"			
Bedroom	13' 3" x 9' 4"		12' 2" x 12' 5"			
Bedroom			12' 2" x 11' 5"			
Primary Bedroom			12' 11" x 13' 0"			
Ensuite - Full 3 PCE			10' 2" x 4' 11"			
Bonus Room	15' 6" x 14' 9"					
Laundry	13' 3" x 9' 10"					
Recreation Room	18' 6" x 19' 5"					
Other	14' 5" x 10' 10"					
Bathroom - Full 4 PCE	6' 5" x 7' 7"					

BUILDING

Storeys		Total Units	
Floor location		# of Buildings	
Building Name		Builder Name	
Roof	Asphalt/Fibreglass Shingles	Foundation	Concrete
Ceiling Height		Building Area	
Construction	Frame - Wood		
Building Feat			
Pool	No - None		
Security			

SERVICES

Heating	Forced Air	Cooling	None
Water	Well	Sewer	Septic
Utilities		Drainage	
Electric		Property Access	
Other Equip			

EXTERIOR

Lot Sqft	173,368	Lot Acres	3.98	Lot Dimensions		RV Spaces	
Secure Spaces		Garage Spaces	6.0	Parking Total		Carport Spaces	
Garage Dimensions	59.2x29.0x16.0			Directions			
Parking Features	Garage - Attached, RV Access/Parking, Workshop in Garage						
Exterior Features				View			
Waterfront	No			Patio/Porch			
Exterior Construction	Brick, Vinyl			Other Structures			
Lot Features							

LEGAL/TITLE

Indigenous Lands	No	Irrigation Water Rights		Srv Cert Avail		Contract Assig	No
Parcel Number	006-518-389	Additional Parcels YN	No	# Of Titles	1	Spcl Imprv Area	
Additional Parcels Description							
Disclosures							
Trade Descr							
Zoning Desc.							
Legal Desc.	LOT 2 DISTRICT LOT 6438 KOOTENAY DISTRICT PLAN 1083						

Rarely does a property like this become available in sought-after Gold Creek. Set on 4 private, fully deer-fenced acres with gated driveway access, this much-loved rural retreat tells a story of pride in ownership. An amazing property to raise your family and a "skilled in the trades" detached 1800 sq ft shop which was built and maintained with care and craftsmanship. The spacious bungalow offers over 1,500 sq ft on each level, providing room for everyone to gather and grow. The inviting living room features a beautiful stone, wood-burning fireplace that creates warmth and coziness on winter evenings. An open plan with large dining area with garden doors opens to the covered deck with natural gas BBQ hookup—perfect for entertaining while overlooking the peaceful backyard acreage. The home includes 3+1 generous bedrooms and a thoughtfully updated 4-piece bath. Downstairs, the daylight basement expands your living space with both a rec room and a family room, complete with a gas fireplace—ideal for movie nights, hobbies, or hosting guests. Beautiful curb appeal welcomes you home, along with an attached double garage offering additional storage beneath. The impressive 30 x 60 detached shop is a standout feature, boasting 12- and 14-foot overhead doors, 16 ft ceilings, concrete floors with drains, overhead heating, 220 amp service, and a 2-piece bath—perfect for trades, projects, or storing recreational vehicles. Outdoor amenities include a basketball court, trampoline pit, built-in fire pit area, covered outbuildings, pole lean-tos, a horse stall, mid-yard water and power, and underground sprinklers. Infrastructure updates include a high-efficiency furnace, water softener, hot water heater, and Gemstone lighting. A true Gold Creek gem—where craftsmanship, care, and country living come together. Listed By: ROYAL LEPAGE EAST KOOTENAY REALTY

This listing information is provided to you by:
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