



## 195 Merrifield Court Kelowna

RN - Rutland North

**\$539,900**

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TEAM HAMER-JACKSON PROUDLY PRESENTS A Unique offering in this one level rancher style home with over 2100 sqft all on one level, 3 bedrooms and 2.5 bathrooms, double car garage plus 2nd double garage for use as a deluxe "shop" situated on large .21/acre corner lot with plenty of space to park the RV or boat! This home has been tastefully updated throughout with opened up floor plan, new Century Lane kitchen with island and "soft close" drawers and cupboards SS appliances. Eating nook plus family room off kitchen with flagstone gas fireplace and access to covered patio complete with ceiling fans to enjoy outdoor living in the backyard. There is a formal dining area for hosting big dinner parties plus a formal living area at the front of the house. Three good size bedrooms including master with walk in closet and ensuite bathroom. The 2nd large bedroom has deep closet and updated 2pc ensuite perfect for kids or guests. The third bedroom would also be a perfect office/den. There is large 21x23 attached garage plus 2nd huge garage with door, enamel floor on side of the house that serves as a perfect workshop! Other extras include outside storage room and detached shed, BI vac, Central air, fully fenced yard, UG irrigation and loads of parking! Very unique home on a nice quiet court close to many amenities, transit, golf shopping and more! Very hard to find a home like this in this ...



**RE/MAX Kelowna**  
100-1553 Harvey Avenue  
Kelowna, BC,  
Canada

**Rick Hamer-Jackson**

RE/MAX Kelowna

Phone: 250-862-1622  
teamhamer@shaw.ca

