



2455 Quail Ridge Boulevard 111 Kelowna British Columbia

\$884,900

Enjoy spectacular golf course views from this meticulously maintained 4-bedroom, 3-bathroom walk-out rancher in the sought-after Fairway Heights community at the Okanagan Golf Club. Offering 2,606 sq. ft. of functional living space, the open-concept main level features a well-appointed kitchen with granite countertops, stainless steel appliances, and a gas fireplace that warms the adjoining dining and living areas. The spacious primary suite includes a walk-in closet and a large ensuite with granite counters and a custom-tiled shower with built-in bench. Also on the main floor are a 2-piece bathroom, a laundry room with sink, and a mudroom conveniently located just off the garage. Downstairs, the walk-out lower level includes three additional bedrooms—one outfitted with built-in cabinetry ideal for a home office—along with a full bathroom featuring a jetted tub. A large family room with a second gas fireplace and sliding glass doors leads to a tiled patio perfect for relaxing or entertaining. Additional highlights include Hunter Douglas blinds, a Sierra stone driveway and walkway, and a prime location just minutes from shopping, restaurants, coffee shops, pharmacy, and Kelowna International Airport. Fairway Heights covers all exterior maintenance, including roofs, windows, doors, decks, and structural insurance. Owners only need content insurance. A rare opportunity to enjoy low-maintenance living with exceptional views in one of the Okanagan's premier golf communities. (id:6769)

Utility room 26' x 9'10"

Bedroom 12'1" x 13'7"

Family room 18'9" x 15'1"

Bedroom 12'1" x 12'4"

Bedroom 18'8" x 16'4"

4pc Bathroom 8'2" x 7'10"

Primary Bedroom 12'2" x 17'5"

Living room 13'0" x 16'9"

Laundry room 6'11" x 9'3"

Kitchen 10'4" x 20'1"

Foyer 9'10" x 13'1"

Dining room 14'5" x 11'5"

Dining nook 10'4" x 7'5"

4pc Ensuite bath 5' x 8'6"

2pc Bathroom 3'4" x 7'9"

Listing Presented By:



Originally Listed by:

Unison Jane Hoffman Realty

<http://www.janehoffman.com/>



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.