

1265 Horning Road Kelowna British Columbia

$765,000

Located in the desirable McKenzie Bench neighbourhood, this family home sits in an established community just minutes from UBCO, Kelowna International Airport, the YMCA, sports fields, all levels of schooling, and shopping and retail amenities only five minutes away. Set on a large lot with convenient BACK LANE ACCESS, there's plenty of green space, room for RV or boat storage, and exciting potential. Current zoning may allow for a detached WORKSHOP, DETACHED GARAGE, or CARRIAGE HOME, subject to City approvals. The upper level features a kitchen, living room, two bedrooms, and a full bathroom. Downstairs, a spacious rec/family room and an additional bedroom provide extra space for the main household, while a separate-entrance ONE-BEDROOM IN-LAW SUITE offers added flexibility for extended family or potential rental income. A temporary wall currently separates the suite from the main home but can easily be removed to restore full access between the spaces. Additional features include a roof approximately seven years old and a hot water tank replaced in 2022. While the home could benefit from some updating and TLC, it presents a fantastic opportunity to add your personal touch and create a home tailored to your needs. A generous lot, versatile living space, and an excellent location make this a property full of potential! (id:6769)

Other 11'6'' x 25'1''
Other 24'10'' x 11'7''
Mud room 9'3'' x 8'1''
Bedroom 12'11'' x 18'6''
3pc Bathroom 5'2'' x 8'7''
Bedroom 12'7'' x 15'2''
Primary Bedroom 10'2'' x 13'5''
Bedroom 10'2'' x 11'2''
4pc Bathroom 10'2'' x 5'0''
Dining room 11'10'' x 10'0''
Kitchen 11'6'' x 14'0''
Living room 13'7'' x 18'7''

Listing Presented By:

Originally Listed by:
Century 21 Assurance Realty Ltd

http://lisa-moldenhauer@c21.ca/

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.