



# 132 Crown Crescent Vernon British Columbia

\$1,249,000

Discover exceptional craftsmanship & breathtaking views in this custom-built 2018 home, perched at the peak of Crown Crescent in prestigious Westshore Estates. Offers spectacular, unobstructed, 180-degree panoramic views of Okanagan Lake, the Adventure Bay Peninsula, & Sparkling Hill Resort. This home was built by a retired builder w/ uncompromising attention to detail. Designed for quality, efficiency, & comfort. Features include a rebar-reinforced foundation, Radon Guard insulation beneath the concrete, 2x6 framing, raised heel engineered roof trusses, an engineered floor system, R-52 fiberglass insulation, & premium low-E argon-filled casement windows. Inside, enjoy engineered hickory wide-plank hardwood flooring, heated ensuite tile floors, ducted heat pump & air conditioning w/ electric forced-air backup, a WETT-certified wood-burning fireplace upstairs, & an electric fireplace downstairs. The walkout in-law suite features fire guard drywall, Rockwool sound insulation, fire doors, separate heat, & its own electrical panel. Additional highlights include a heated oversized garage, LED lighting throughout, a built-in vacuum, high-end appliances, 200 AMP service, + a separate 100 AMP panel for the suite, dual septic tanks w/ a specialized dispersion field, underground irrigation, a 30 AMP RV plug, & a 30 AMP welding plug in the garage. A rare opportunity to own a truly high-quality home in an unforgettable setting. Come and see it in person and fall in love! Great Value !!! (id:6769)

Listing Presented By:



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<https://www.besso.ca/>



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Storage 13'3" x 5'7"

Laundry room 6'11" x 5'7"

2pc Bathroom 6'2" x 5'2"

Family room 29'8" x 22'5"

Laundry room 10'2" x 6'10"

Bedroom 14'4" x 12'1"

4pc Bathroom 8'4" x 5'4"

5pc Ensuite bath 14'0" x 8'11"

Primary Bedroom 14'2" x 11'6"

Kitchen 16'3" x 11'1"

Dining room 12'8" x 7'2"

Living room 21'6" x 32'11"

Foyer 6'10" x 6'10"

Full bathroom 9'5" x 5'6"

Primary Bedroom 14'2" x 11'6"

Dining room 10'5" x 7'9"

Kitchen 17'8" x 16'0"

Living room 10'5" x 12'7"

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