



1349 Rocky Point Drive 15 Kelowna British Columbia

\$1,189,000

INCREDIBLE Valley views in the heart of nature & close to all amenities. 2701 sqft, duplex style rancher townhome with walkout daylight basement at Wilden's Lost Creek Point. 4 bed (den), 3 bath w/ oversized primary & 5 piece ensuite on the MAIN. Open concept main floor w/ a well-appointed living room that takes inspiration from the 9' ceilings, beautiful gas fireplace, hardwood flooring, Hunter Douglas blinds & large, East facing windows that capture the morning sun rise. The open kitchen is an absolute dream c/w quartz counters, huge island w/ breakfast bar, pantry, roll out shelves in most cabinets & s/s appliances including gas stove. Beautifully finished walk out basement including wet bar, rock LED fireplace in the entertainment room, 2 bright bedrooms, impressive mechanical room w/ hot water on demand, 125 amp electrical service, high efficiency furnace c/w humidifier & supported by a Bosch heat pump for heating & cooling. Step outside from the living room and take in the distant airport, city and valley views from the covered, private & unobstructed balcony w/ BBQ hook-up & automated privacy screen. This home features high energy efficiency construction & remaining home warranty coverage. You will love to call this quiet and refined community just steps from nature, your next home. (id:6769)

Utility room 15'3" x 14'0"
Full bathroom 10'3" x 5'0"
Bedroom 12'0" x 11'3"
Bedroom 12'9" x 11'3"
Storage 8'3" x 6'3"
Office 7'0" x 6'6"

Laundry room 10'3" x 7'0"
Partial bathroom 6'0" x 5'0"
Full ensuite bathroom 16'0" x 8'0"
Bedroom 9'6" x 9'3"
Primary Bedroom 16'6" x 12'9"
Kitchen 15'3" x 9'8"

Family room 28'9" x 21'0"
Foyer 6'0" x 5'

Dining room 12'6" x 8'9"
Living room 17' x 15'3"

Listing Presented By:



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Royal

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