

194 1 Road Oliver British Columbia

$3,650,000

A Rare Find in the Heart of Oliver: 13.1 Acres of Producing Vineyard with Luxury Living Opportunities like this don't come along often. Set on 13.1 fenced acres in the heart of Oliver, this property pairs a beautifully finished 4,000 sq ft home, built in 2017, with a vineyard that pays its way. The views stretch over rolling vines to McIntyre Bluff and Mt. Baldy. The main home has 5 bedrooms, 3 bathrooms and high ceilings throughout. Large windows fill it with natural light and frame the vineyard views. Nothing was spared in the finishing: hardwood and tile floors, quartz counters, gas appliances, and a sit-up island that's made for hosting dinner guests. Step outside to the stamped concrete patio for evenings overlooking the vines. The huge basement has its own separate entrance, so it's easy to suite for extended family or extra income. Heat comes from a gas furnace with wood backup. A second home on the property has 3 bedrooms and 1 bath. It works well for guests, as a rental, or for farm help. More than 10 acres are under vine. The rows are 7 feet apart and the vines are 4 feet apart within each row. The vineyard earns income from grape sales and is planted to Cabernet Sauvignon, Cabernet Franc, and Touriga Nacional, the classic grape for port-style wine. Whether you dream of wine country living, a hobby farm with income, or room for the whole family, this is Okanagan living at its finest. Contact The Wood Team today to book your private showing. (id:6769)

Loft 24' x 12'
Other 5' x 5'
Bedroom 19' x 11'
Other 13' x 13'
Bedroom 13' x 13'
3pc Bathroom Measurements not available
Living room 35' x 15'
3pc Bathroom Measurements not available
Bedroom 11' x 10'
4pc Ensuite bath Measurements not available
Primary Bedroom 14' x 13'
Laundry room 8' x 8'
Living room 18' x 15'
Dining room 14' x 11'
Kitchen 15' x 14'

Listing Presented By:

Originally Listed by:
eXp Realty

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.