



2523 Hillsborough Road West Kelowna British Columbia

\$2,698,000

POTENTIAL 4TH BEDROOM & CARRIAGE HOUSE This exquisite gated property, with an unobstructed lakeview is located on a sought-after street in Lakeview Heights. It is conveniently close to amenities, just minutes from downtown Kelowna, golf courses, schools, and city parks. Enjoy hiking and biking trails in nearby Kalamo Park or take a short walk to wineries, shops, pubs, cafes, and the brand-new community centre. Its recreational facilities will include tennis, pickleball and basketball courts, along with a playground by the Fall 2025. The home features cutting-edge energy-efficient upgrades including an EV charger, high-efficiency furnace, heat pump, and a professionally installed 12-kilowatt solar system. Lower energy bills automatically by selling excess power back to the grid! Inside, enjoy its warm ambiance in a welcoming living room with an impressive fireplace and floor-to-ceiling windows showcasing picturesque lake, mountain and city views. The gourmet kitchen boasts an oversized granite island, a butler's pantry and immediate access to a covered deck for al fresco dining or relaxing around a natural gas fireplace. Fantastic outdoor spaces also include a hot tub off the primary and heated 14'x36' pool. The expansive, fully-fenced yard features a private outdoor cabana bar with fridge, sink and surround sound. A private entrance one-bedroom AirBNB is ready to generate revenue. While a potential fourth bedroom and carriage house could lead to multi-generational living. (id:6769)

Other 22'3" x 19'4"

Storage 8'4" x 6'2"

3pc Ensuite bath 7'4" x 15'3"

Bedroom 11'3" x 15'3"

4pc Ensuite bath 5'9" x 12'1"

Bedroom 10'4" x 13'6"

Storage 5'11" x 12'2"

Other 6'5" x 11'0"

Other 5'3" x 9'7"

Other 9'4" x 8'10"

5pc Ensuite bath 18'1" x 16'3"

Primary Bedroom 19'5" x 18'8"

2pc Bathroom 4'7" x 6'1"

Other 8'5" x 13'7"

Laundry room 6'1" x 9'1"

Kitchen 11'0" x 11'0"

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Royal

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Den 14'1" x 12'6"

Dining room 13'6" x 12'11"

Recreation room 25'1" x 19'3"