



# 2579 Sylvia Road Lake Country British Columbia

\$1,239,000

Set above Wood Lake with unobstructed views of the water and surrounding orchards, this south facing 4-bedroom, 4-bathroom rancher captures the essence and beauty of Okanagan living. At the heart of the home, the chef's kitchen features stainless steel appliances, a gas range, custom cabinetry, and a large island. The adjoining living and dining areas flow seamlessly onto the covered balcony, creating the perfect setting to host or enjoy quiet evenings overlooking the lake. The main floor primary suite is a private retreat, complete with a spa-inspired ensuite and generous walk-in closet. A second main floor bedroom or office features soaring 16-foot ceilings and oversized windows, filling the space with natural light. Downstairs, the walk-out basement opens into a bright and welcoming lower level. A large rec room complete with a wet bar and a Scandinavian-style gas fireplace is perfect for cozy nights or a dedicated games and entertainment area. Two additional bedrooms and bathrooms provide ample space for family or guests. The level backyard extends your living outdoors, perfect for kids to play, with the option to add a pool if desired. A double garage plus RV or boat parking gives you plenty of room for all your vehicles and toys. Located in one of Lake Country's most desirable neighborhoods, The Lakes, you are just minutes from the airport, world-class wineries, trails, beaches and the pristine waters of Okanagan Lake. HWT 2021, Roof 2012, Furnace 2011, A/C 2011, 200amp (id:6769)

- Bedroom 15'9" x 13'5"
- 2pc Bathroom 6'1" x 6'
- Other 8'4" x 7'
- Utility room 15' x 9'3"
- 4pc Bathroom 11'10" x 8'1"
- Bedroom 17'9" x 14'5"
- Recreation room 25'2" x 16'11"
- 5pc Ensuite bath 19'4" x 8'5"
- Primary Bedroom 17'5" x 13'5"
- Dining room 10'7" x 14'10"
- Kitchen 13'4" x 12'8"
- Living room 22'2" x 17'2"
- 4pc Bathroom 4'10" x 8'3"
- Foyer 8'1" x 11'5"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

<http://www.ponderosarealestate.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.

Laundry room 10'5" x 10'9"

Bedroom 10'11" x 12'

Other 6'7" x 7'1"