



3118 Shetland Road Kelowna British Columbia

\$959,900

Perfectly located just minutes from UBCO, Aberdeen Hall & Kelowna International Airport, this beautifully finished 5-bedroom 3-full bathrooms home offers exceptional value and versatility for families and investors alike. With 3 bedrooms and 2 bathrooms on the main level, plus a fully self-contained 2-bedroom legal suite below, this home is ideal for multi-generational living or generating rental income. Upstairs, enjoy open-concept layout with vaulted ceilings, rich hardwood floors, cozy gas fireplace, and maple kitchen featuring an island, pantry & stainless steel appliances. The spacious primary suite boasts 5-piece ensuite & walk-in closet. Downstairs, the legal suite includes its own private entrance & separate metering. Central air conditioning & built-in vacuum, double garage, fully fenced flat backyard, rock retaining wall, outdoor storage unit. Surrounded by hiking and biking trails. Walking distance to university and city bus routes. Great investment opportunity or the perfect starter family home with a mortgage helper. All measurements are approximate and should be verified if important. (id:6769)

Living room 10'0" x 11'0"

Storage 5' x 6'

Kitchen 8'0" x 10'0"

Bedroom 10'2" x 8'10"

Full bathroom 6' x 5'

Bedroom 11'5" x 8'10"

Laundry room 6' x 9'

Dining room 9'0" x 11'4"

Full bathroom Measurements not available

Bedroom 11'4" x 10'0"

Bedroom 9'10" x 10'0"

5pc Ensuite bath 8'10" x 7'10"

Primary Bedroom 16'7" x 10'6"

Living room 13'0" x 15'0"

Kitchen 11'0" x 11'6"

Listing Presented By:



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Oakwyn Realty Okanagan-Letnick Estates

<https://bc-real-estate.com/>



Royal

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