



## 3190 McLeod Road West Kelowna British Columbia

**\$700,000**

Step into this beautifully maintained 4-bedroom, 2-bathroom home designed for easy living and effortless entertaining. The main level showcases durable laminate flooring, three spacious bedrooms, and a well-appointed bathroom. At the center of the home, the open-concept kitchen and dining area create a warm, inviting space for gatherings, with direct access to a patio—perfect for summer BBQs or morning coffee. The sun-filled living room features large windows with roller blinds, offering both natural light and privacy. Just off the kitchen, a flexible bonus area makes an ideal home office, study nook, or creative space. The primary bedroom offers a peaceful retreat with two oversized windows and a walk-in closet. Downstairs, you'll find a generous fourth bedroom, a full 4-piece bathroom, and a dedicated laundry room—ideal for guests, teens, or extended family. The lower level also provides convenient access to the oversized double garage with 100-amp service. Outside, enjoy a private backyard ready for gardening, play, or quiet evenings under the stars. Major mechanical updates include a furnace and central A/C (2013), and the home is connected to municipal sewer with costs fully paid. Move-in ready and thoughtfully updated, this home blends comfort, space, and practicality—an opportunity you won't want to miss. (id:6769)

Bedroom 16'0" x 22'0"

Utility room 6'3" x 11'0"

4pc Bathroom 4'9" x 11'0"

4pc Bathroom 7'11" x 4'10"

Bedroom 12'4" x 8'5"

Bedroom 11'4" x 9'4"

Primary Bedroom 10'6" x 16'0"

Living room 21'4" x 11'4"

Dining room 11'4" x 9'8"

Kitchen 11'10" x 11'4"

Listing Presented By:



Originally Listed by:  
Chamberlain Property Group



Royal

**LePage**

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