



3550 Benvoulin Road Kelowna British Columbia

\$1,850,000

Not your average acreage, and definitely not your average location. 2.24 acres in the heart of Kelowna, right across from Don-O-Ray's, with the kind of setup most only dream about: 400 amps of power, an insulated workshop wired for welding, with a compressor and room to spare, plus a separate woodworking space and outbuildings for tools, gear, and all your toys. The land is flat, usable, and ready - ideal for garden beds, a play area, or hobby farm potential. The home hits the sweet spot: welcoming, with huge rooms, a main-floor primary bedroom, spacious kitchen, loads of natural light, and a crawl space for extra storage. Upstairs has rooms for whatever life calls for. Need room for trucks, trailers, or tools of the trade? You've got it. Prefer chickens and quiet mornings? That too. And when it's time to plug back in, Costco, Orchard Park, great schools, and golf are less than 5 minutes away. It's rural living with city perks, perfect for the hands-on homeowner or anyone who just needs space that works as hard as they do. This one's different - in the best way. (id:6769)

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|---------------------------|-------------------------------|
| Bedroom 26'4" x 22'5" | 3pc Bathroom 6'1" x 7'1" |
| 3pc Bathroom 4'8" x 14'3" | 5pc Ensuite bath 8'9" x 14'8" |
| Bedroom 10'4" x 18'4" | Bedroom 16'2" x 10'6" |
| Bedroom 18'7" x 12'2" | Primary Bedroom 16'1" x 15'8" |
| Other 21'11" x 22'4" | Dining room 13'1" x 16'6" |
| Foyer 8'8" x 9'3" | Living room 17'11" x 17'5" |
| Laundry room 5'7" x 8'2" | Kitchen 13'1" x 14'0" |

Listing Presented By:



Originally Listed by:
Coldwell Banker Horizon Realty



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

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