



## 3641 Weston Road Kelowna British Columbia

\$980,000

Embrace the charm of this property, a rare gem nestled in Kelowna's Ellison neighbourhood. Sitting on a generous 0.24-acre flat lot, where a 12-foot tall, 25' x 29' shop entices car or hunting enthusiasts. This shop is the star of this property! Shop features include 200 amp power, 240 V welder, plumbing for compressed air, a walk-in cooler with Cool Bot + new AC unit, 12' double garage doors, 4' mezzanine for additional storage and more. Inside, appreciate the home's impressive ECO rating, featuring vinyl windows, insulated plumbing, blown-in insulation, and storm windows in the sunroom for enhanced efficiency and climate control. Venture outdoors to discover three raised garden beds with separate irrigation. A hot tub awaits in the backyard, wired for your convenience, while an extra log driveway and new concrete slab in the back add both utility and ease. The main level spans approximately 1800 sq ft, hosting 3 bedrooms and 2 baths for comfortable living. Below, the potential for a cozy in-law suite awaits, complete with the option to reinstall a wood stove for winter warmth. Surrounded by picturesque countryside yet just minutes from Kelowna International Airport, schools, golf courses, and outdoor havens like a dog park, seize the opportunity to claim this exceptional property as your own. Discover the potential of Ellison living--schedule a showing today and seize the chance to make this remarkable find yours! (id:6769)

Other 14'6" x 24'1"

Bedroom 10' x 11'1"

Full bathroom 5'6" x 10'10"

Living room 20'5" x 11'10"

Bedroom 11'6" x 9'4"

Full bathroom 5'5" x 10'6"

Primary Bedroom 13'2" x 10'6"

Kitchen 12' x 12'

Living room 20'10" x 23'7"

Listing Presented By:



Originally Listed by:  
Real Broker B.C. Ltd

<http://www.livvokanagan.com/>



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.