



# 4960 CHUTE LAKE Road Kelowna British Columbia

\$1,395,000

Welcome to 4960 Chute Lake Road situated in the much desired Upper Mission in Kelowna. This home is on 1.36 acres of gently rolling land with great lake views! Proudly built in 1977 by the sellers. This home is a Walk-out Rancher / full basement. Boasting a total of 3310 square feet (1750 sq. ft. on the main level and 1560 sq. ft. on the lower level.) It has 4 bedrooms and 3 bathrooms & extra storage rooms and a cold room for preserves. The land is in the ALR and currently has large garden plots, all planted and maintained by the homeowners + fruit trees that include grapes and peaches. There are 2 sheds on the property for great storage. The home has ample parking besides the two car covered parking. (ability to enclose this area) Parking for your RV along with up to 10 more vehicles. The home has a Mid Century Modern vibe with vaulted ceilings & formal Living Room, beams in the lower level, Skylight in the kitchen area, 2 wood burning stoves (1 certified), lots of woodwork and unique stone fascade on the upper fireplace. Along with having great views, lots of natural light and plenty of outside space to enjoy -- it is near schools, shopping, hiking and biking trails and is close proximity to Okanagan Lake! ----- IMPROVEMENTS/UPGRADES: \* New Windows and Patio Doors in 2001 \* New Torch-on Roof and Skylite in 2005 [entire roof was re-done with a 30 year warranty] \* New 200 AMP Commercial Heat Pump - 2021 \* New H2O tank on order (id:6769)

Other 8' x 8'

Storage 6' x 5'

Bedroom 14' x 14'

Bedroom 12' x 10'

3pc Bathroom 8' x 7'

Recreation room 22' x 19'

Workshop 17' x 14'

Storage 12' x 15'

Other 31' x 12'

2pc Ensuite bath 5' x 5'

Other 7' x 5'

Primary Bedroom 14' x 14'

Bedroom 12' x 11'

4pc Bathroom 8' x 7'

Den 6' x 6'

Family room 16' x 17'

Listing Presented By:



Originally Listed by:

Century 21 Assurance Realty Ltd

<https://brent-pay.c21.ca/>



Royal

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Laundry room 12' x 11'

Kitchen 17' x 11'

Other 24' x 16'