



996 Galiano Road Vernon British Columbia

\$1,486,000

Welcome to a home where grand views, a natural setting, and privacy converge to offer a serene living experience. This picturesque residence seamlessly blends cultural charm with modern upgrades, having been meticulously enhanced over the past decade, right up to 2024. As you step through the solid Fir wood entry door, you'll be greeted by a spacious, beautifully upgraded interior. This home boasts 4 bedrooms, 2 full bathrooms, and 2 half bathrooms, providing ample space for family and guests. The gorgeous kitchen is a culinary dream, featuring custom cabinetry with dovetail drawers crafted by Harris Cabinets. The lower level, complete with its own kitchen, two bedrooms, dining, and living area, offers versatile living options and can easily be separated from the main floor, thanks to its separate access. Outside, the property spans approximately 3 acres of open, native pasture below the house, enclosed by rail fencing. An automatic watering system ensures the gardens remain lush and vibrant. Practical upgrades include a new roof installed in 2019 and a newly installed leaf filter system in the gutters. For those with an RV, the property is equipped with hook-ups, including 220 power, water, and sewer, making it perfect for accommodating visitors or for extended travel. This home is not just a place to live but a sanctuary where you can enjoy the beauty of nature, modern comforts, and unmatched privacy. (id:6769)

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|----------------------------|-----------------------------------|
| Utility room 10'4" x 8'4" | Partial bathroom 6' x 4'4" |
| Storage 11'6" x 30'2" | Laundry room 8'9" x 14'1" |
| Full bathroom 4'11" x 9'8" | Partial bathroom 5'6" x 6'3" |
| Bedroom 10'9" x 12'7" | Office 12'3" x 21'1" |
| Bedroom 11'11" x 12'6" | Full ensuite bathroom 6' x 10'10" |
| Kitchen 11'10" x 7'1" | Primary Bedroom 14'4" x 14'7" |

Dining room 17'9" x 10'4"
Family room 17'9" x 21'
Other 14'8" x 3'3"
Living room 16'10" x 16'5"
Kitchen 13'8" x 11'8"
Dining room 17'10" x 13'
Kitchen 13'8" x 11'8"

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LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

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