



## 1024 Rutland Road Kelowna British Columbia

\$1,350,000

This 1913 Heritage home located in Kelowna offers a charming and nostalgic living experience. The home has a traditional exterior design that reflects the heritage and character of the era it was built. Upon entering the home, you'll be greeted by a warm and inviting atmosphere with elements that showcase the home's heritage. The interior gives a sense of elegance and sophistication. The living/dining room is spacious and features an ornate fireplace, creating a cozy and comfortable area to relax or entertain guests. Large windows allow natural light to flood the space. This home offers three bedrooms, providing ample room for a family and guests. The two bathrooms have been updated to modern standards while retaining some of the original elements reflecting its heritage style. The stunning kitchen has been upgraded to incorporate modern appliances and fixtures, stone counter-tops, gas cook top etc. while maintaining the vintage charm. The separate laundry room is a delightful bonus. The yard is beautifully landscaped with 100 year old Walnut & Hazelnut trees, as well as Apple, Cherry & Nectarine trees. There are various different berry bushes, four raised vegetable beds, shrubs, and flower beds, all adding appeal. The double Garage is huge! & the yard is Fully fenced. This Spacious 0.3 Acre lots is a rarity in Kelowna. You can enjoy outdoor dining, gardening, or relaxing in the included 6 person Hot Tub. (id:6769)

Full bathroom 8'8" x 8'10"

Bedroom 11'10" x 8'0"

Primary Bedroom 14'10" x 21'

Recreation room 18'2" x 11'6"

Dining room 8'10" x 13'3"

Laundry room 15'6" x 7'7"

Office 8'6" x 9'2"

Full bathroom 4'5" x 7'8"

Bedroom 10'3" x 9'3"

Kitchen 14'2" x 8'7"

Dining room 15'7" x 13'0"

Living room 12'8" x 11'5"

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

**RE/MAX** Kelowna

**RE/MAX** Kelowna

100-1553 Harvey Avenue ,  
Kelowna, BC, V1Y 6G1

Phone: 250-870-6145  
dallas@remaxkelowna.com

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.