



# 1171 Lynden Road West Kelowna British Columbia

\$919,000

Immaculate walk-out rancher in Lakeview Heights! Beautiful, Sunny, Pool Sized Yard, with lovely mountain view. Large .31 acre private lot is fenced in back with large 2 level deck & hot tub with Gazebo. 3 bdrms up with 2 or 3 bdrms down plus a large family room with gas fireplace and exercise room and ability to suite makes this one a real winner. Home offers living room with corner gas fireplace, Hot Tub, Central Air, Built-in Vac, U/G Irrigation & RV parking. But wait... the location fits your busy lifestyle, situated less than 10 minutes from everything, 5 wineries, rail trail, beach, 2 golf courses, major shopping mall and grocery store, and downtown Kelowna. List of updates over last few years includes newer kitchen, bath, flooring, windows in 2021, new dishwasher, stove, and microwave in 2023, HWT in 2017, new paint upstairs and carpeting Aug 2023. (id:6769)

- Utility room 7'3" x 8'8"
- Storage 5'2" x 5'3"
- Recreation room 21'7" x 17'5"
- Recreation room 12'10" x 18'9"
- Mud room 9'7" x 5'4"
- Bedroom 13'1" x 15'3"
- Bedroom 8'11" x 11'7"
- Bedroom 8'11" x 11'7"
- 3pc Bathroom 7'8" x 4'11"
- Other 18'11" x 22'6"
- Bedroom 9'10" x 10'6"
- Bedroom 9'11" x 9'9"
- 4pc Bathroom 7'6" x 6'1"
- 3pc Ensuite bath 7'4" x 6'6"
- Primary Bedroom 13'5" x 11'11"
- Dining room 12'2" x 11'0"
- Kitchen 11'6" x 17'3"
- Living room 13'9" x 15'6"
- Foyer 8'5" x 6'3"

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

<http://mykelownahomes.com/>

**RE/MAX Kelowna**

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