



## 11957 Bond Road Lake Country British Columbia

**\$899,999**

Beautifully updated 2,260 sq ft four level split offering space, comfort, and thoughtful upgrades throughout, situated on a generous .25 acre lot. This home features 3 bedrooms upstairs plus a den and 3 bathrooms, ideal for families or those needing flexible living space. Fresh paint and large windows create a bright, welcoming feel across every level. The kitchen shines with brand new quartz countertops, newer stainless steel appliances, and ample cabinetry, flowing seamlessly into the dining area. Step outside to the covered deck with skylights, overlooking a huge, fully fenced backyard with mature fruit trees, underground irrigation system, and plenty of room to play or garden. Backyard wired for a hot tub. Multiple living areas provide excellent separation, including a large rec room, a cozy family room with wood stove, and a dedicated den ideal for a home office or playroom. A huge laundry and mudroom adds everyday functionality. The baby's room features gorgeous wainscoting, and bathrooms have been refreshed with new vanities. Additional highlights include central heating and cooling, a high end gas furnace, new HWT, 200 amp electrical service, PEX plumbing, central vac, whole home water filtration with UV purification, and Govee exterior lighting. The double garage, ample parking with room for an RV, and excellent storage throughout complete this well rounded home. Located in a very quiet neighborhood, walking distance to Davidson Elementary and minutes from the lake. (id:6769)

Den 8'8" x 9'5"

Storage 9'5" x 4'7"

Recreation room 18'4" x 21'6"

Family room 19'3" x 12'8"

Bedroom 8'0" x 10'7"

Bedroom 7'10" x 10'7"

4pc Ensuite bath 7'10" x 5'5"

Full bathroom 7'10" x 8'6"

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