



1269 Rio Drive Kelowna British Columbia

\$949,000

Welcome to your dream home in the highly desirable Magic Estates neighborhood! This beautifully renovated 5 bedroom walkout rancher with a 2 bedroom legal suite offers an ideal blend of comfort and convenience. With only two owners, this well-maintained home boasts ample space for family and guests. The interior has been updated with modern finishes throughout for a fresh living experience. A well-equipped primary laundry room offers abundant storage, and the suite has separate laundry as well. Enjoy year-round entertaining on the covered deck, or spend time in the spacious fully fenced backyard that includes a huge 500 sq.ft. workshop/flex space with loads of natural light and a wood-burning stove for year round comfort. Parking is abundant with space for several vehicles. Situated in a prime location, this home is close to schools, downtown, and a plethora of amenities. Outdoor enthusiasts will love the proximity to local trails, Blair Pond, Upper Canyon Park, and the trails leading to Paul's Tomb swimming area on Okanagan Lake. Don't miss this rare opportunity to own a gem in Magic Estates. Simply move in and enjoy Kelowna Life. (id:6769)

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|-------------------------------|------------------------------|
| Storage 14'1" x 15'9" | Kitchen 10'9" x 13'3" |
| Utility room 7'11" x 4'4" | Dining room 10'9" x 8'1" |
| Kitchen 13'10" x 8'9" | Living room 16'4" x 14'8" |
| Laundry room 9'1" x 9'6" | Living room 23'6" x 14'4" |
| Primary Bedroom 11'6" x 14'8" | Bedroom 11'7" x 9'5" |
| Bedroom 9'1" x 10'2" | Full bathroom 7'7" x 6'3" |
| Bedroom 13'0" x 10'2" | Primary Bedroom 11'0" x 9'6" |
| 4pc Bathroom 8'1" x 7'1" | |

Listing Presented By:



Originally Listed by:
Macdonald Realty Interior

<http://www.kelownalife.ca/kelowna-life/rob-nelson>

RE/MAX Kelowna

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

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

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