



# 2330 Butt Road 184 West Kelowna British Columbia

\$725,000

Welcome to easy, resort-style living in Sun Village--one of West Kelowna's most sought-after 45+ gated communities. This beautifully maintained 2-bedroom home with den and basement offers an impressive 2,757 sq. ft. of thoughtfully designed living space, plus 747 sq. ft. of additional storage. Inside, you'll find a warm and inviting layout highlighted by engineered hardwood floors, granite countertops, and a bright enclosed sunroom--perfect for morning coffee or quiet afternoons year-round. The 129sqft Den overlooks peaceful backyard waterscapes, creating a calm and inspiring space to work or unwind. Even the little details shine, like the instant hot water feature in the kitchen--something you'll appreciate. The cozy family room with its upgraded natural gas fireplace sets the tone for relaxing evenings, while the beautifully landscaped yard--with irrigation and a gas BBQ hookup--makes entertaining effortless. But what truly sets this home apart is the lifestyle. Just one minute away, the vibrant clubhouse becomes an extension of your home. Meet friends for a swim in the heated indoor pool, enjoy a game in the rec room, browse the library, or stay active in the fitness center. Hosting? The full kitchen makes gatherings easy, and the convenient mailroom adds to the everyday ease of living here. With Poly-B replaced, major mechanical updates already done, and the lease fully paid out, you can simply move in and start enjoying everything this incredible community has to offer. (id:6769)

- Utility room 14'11" x 10'6"
- Workshop 14'11" x 8'7"
- Recreation room 30'6" x 20'7"
- Sunroom 13'9" x 16'8"
- Foyer 8'7" x 5'4"
- Full bathroom 7'11" x 5'1"
- Laundry room 8'4" x 9'2"
- Den 11'10" x 11'4"
- Bedroom 11'3" x 11'4"
- 4pc Ensuite bath 7'10" x 10'11"
- Primary Bedroom 20'7" x 10'11"
- Family room 16'5" x 14'1"
- Kitchen 18'11" x 9'5"
- Dining room 12'4" x 13'5"
- Living room 14'9" x 14'4"

Listing Presented By:



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Royal LePage Kelowna

<http://www.jasoncoward.ca/>

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