



# 4035 Gellatly Road 235 West Kelowna British Columbia

\$829,900

Sought after Canyon Ridge is a 55+ gated community, this Rancher with approximately 2405 finished sq ft has a full partially finished basement, open concept floor plan, Living room with gas fireplace, Dining room, private patio off the living room, Kitchen with Island and walk in pantry make for a perfect entertaining area. The primary bedroom and guest bedroom is on the main floor so no stairs, laundry and den/office complete the main floor. Basement is partially finished 896 sq ft with a large family room, bedroom and full bathroom. Storage room 559 sq ft is unfinished. Double attached garage. Ready for quick possession. (id:6769)

Storage 34'8" x 18'3"

4pc Bathroom 7'7" x 7'8"

Bedroom 11'9" x 15'8"

Family room 27'6" x 22'4"

Laundry room 6'6" x 15'5"

Bedroom 11'7" x 10'5"

4pc Bathroom 8'6" x 5'3"

3pc Ensuite bath 11'2" x 6'1"

Primary Bedroom 15' x 12'1"

Foyer 13'7" x 5'3"

Kitchen 14'10" x 9'

Den 10'10" x 9'

Dining room 14'9" x 11'8"

Living room 13'7" x 16'6"

Listing Presented By:



Originally Listed by:  
Century 21 Executives Realty Ltd

<http://www.lorne-mcbratney.c21.ca/>

**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.