



## 545 Primrose Road Kelowna British Columbia

\$874,999

Welcome to 545 Primrose Road—an exceptional opportunity in a peaceful and family-friendly Kelowna neighbourhood. This spacious 5-bedroom, 3.5-bath home sits on a generous 10,000 sq.ft. lot, offering a bright, functional layout with abundant natural light. The home features impressive recent upgrades, including new laminate flooring, a new washer & dryer set, and fresh kitchen cabinets—all installed within the last 2 months—giving the home a clean, modern feel. Plus, enjoy year-round comfort with air conditioning installed last year. Ideally located just minutes from Rutland Elementary School, the YMCA Recreational Centre, Kelowna International Airport, Hwy 33, Hwy 97, bus stops, and shopping centres, this property offers unbeatable convenience for families and commuters. Zoned MF1 (Infill Housing), the property offers flexibility for a variety of ground-oriented housing options, with potential for multiple units depending on city guidelines and approvals (buyer to verify with the City of Kelowna). The expansive, flat backyard provides excellent flexibility—whether for kids, pets, gardening, outdoor entertaining, or exploring future development possibilities. This home may appeal to first-time buyers looking for a well-maintained property with recent updates, as well as to investors who value the zoning uses and potential future options. A must-see home that blends comfort, updates, convenience, and strong development potential. Book your showing today! (id:6769)

Primary Bedroom 14'11" x 12'10"

Bedroom 9'1" x 12'10"

Bedroom 10'6" x 13'10"

4pc Bathroom 7'1" x 7'9"

2pc Ensuite bath 7'1" x 4'8"

Dining room 9'3" x 10'7"

Family room 9'6" x 10'7"

3pc Bathroom 8'10" x 4'8"

4pc Bathroom 4'11" x 7'4"

Living room 16'6" x 15'4"

Kitchen 13'6" x 13'7"

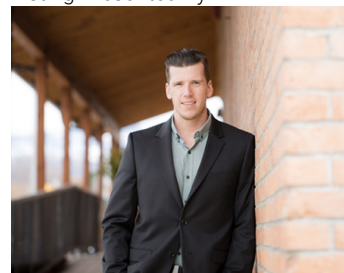
Kitchen 22'7" x 12'10"

Bedroom 9'4" x 13'8"

Bedroom 8'8" x 12'11"

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