



# 10975 Pretty Road Lake Country British Columbia

\$1,049,800

Step into this meticulously maintained Lake Country residence, freshly updated and packed with appealing features, located 3 minutes from Davidson Road Elementary. Inside is a modern kitchen equipped with dual skylights, a Bosch gas range, stainless appliances, built in pantry w/pullouts and a spacious island that's perfect for gatherings. With a large opening to the cozy living room, it's ideal for family time or entertaining. Enjoy the sunroom year round with it's fireplace and ductless split (heating & cooling). The primary bedroom is a true retreat, featuring heated floors and a glass/tile shower in its ensuite and French doors that lead out to a covered deck where you can enjoy the outdoors regardless of the weather. With 3 bedrooms upstairs, there's room for everyone. The home has been upgraded with practical and energy-efficient improvements including tankless hot water (2021), a new AC (2021), and extra attic insulation (2018) for enhanced comfort. For those looking for long term, AirBNB income, or private guest accommodations, the lower level hosts a fully equipped and renovated (2018) 1 bed & 1.5 bath legal suite, with modern finishes, large windows, and its own private entry and patios. Outdoor living is just as inviting with a private, landscaped backyard, UG sprinklers, 8x12 shed and fully fenced. There's plenty of ROOM FOR POOL in the future. The garage includes a 50A breaker ideal for EV charging with extra storage space or workshop beneath the suspended slab. (id:6769)

- Utility room 3'5" x 6'11"
- Storage 19'4" x 7'5"
- Storage 19'1" x 13'5"
- Laundry room 4'11" x 9'6"
- 2pc Bathroom 4'10" x 3'10"
- 3pc Bathroom 8'5" x 7'4"
- Bedroom 12'10" x 23'3"
- Recreation room 13'6" x 27'8"
- Other 19'6" x 25'11"
- Laundry room 8'9" x 12'11"
- 4pc Bathroom 9'11" x 5'0"
- Bedroom 11'3" x 11'4"
- Bedroom 11'4" x 10'6"
- 3pc Ensuite bath 9'1" x 4'8"
- Primary Bedroom 14'2" x 11'5"
- Sunroom 15'0" x 11'6"

Listing Presented By:



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Family room 11'1" x 15'11"

Living room 13'5" x 22'0"

Kitchen 13'5" x 8'2"