



## 240A Grizzly Ridge Trail Big White British Columbia

\$999,000

This professionally designed semi-attached home with mountain views at Big White boasts 4 well-appointed bedrooms and 4 bathroom and offers over 1900 sq. ft of living space, ideal for family gatherings and entertainment. Enjoy the convenience of ski in/ski out access from the nearby Serwa ski run and a short walk to all Village amenities. The main level features a gourmet-inspired kitchen with granite countertops, a gas range, wine fridge, SS appliances, along with a spacious dining area. A cozy living area w/ an impressive floor to ceiling gas fireplace provides a warm ambiance & offers views of the Monashees. The covered private deck has space and hook-ups for a hot tub, as well as additional room for lounging & BBQ. On the upper floor, discover the primary suite w/ a walk-in closet and ensuite bathroom w/ heated floors, alongside two large bedrooms & full bath w/ heated floors for quiet separation from guests. The ground floor hosts a double car garage with ample storage, hallway w/ heated floors to an extra room, and a full bathroom also w/ heated floors—perfect for guests or kids. With no rental restrictions, this property comes fully furnished and is ready for immediate possession. Similar properties in the area have generated rental revenues ranging from \$60,000 to \$85,000. Plenty of room for guests with a 4 car driveway where shovelling is all taken care of. Exempt from Foreign Buyer Ban, Foreign buyers tax, speculation tax, empty home tax, and short term rental ban. (id:6769)

Partial bathroom 4'7" x 9'3"

Kitchen 16' x 11'4"

Living room 21'1" x 25'11"

Full bathroom 11'7" x 4'11"

5pc Ensuite bath 11'7" x 4'11"

Bedroom 9' x 11'11"

Bedroom 11'5" x 11'11"

Primary Bedroom 16'1" x 14'1"

Bedroom 10'11" x 12'4"

Full bathroom 4'8" x 5'4"

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.

Listing Presented By:



Originally Listed by:  
Sotheby's International Realty  
Canada

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



Royal

**LePage Kelowna**

#1-1890 Cooper Rd., Kelowna, BC,  
V1Y-8B7

Phone: 250-869-9119  
[gregclarke@royallepage.ca](mailto:gregclarke@royallepage.ca)