



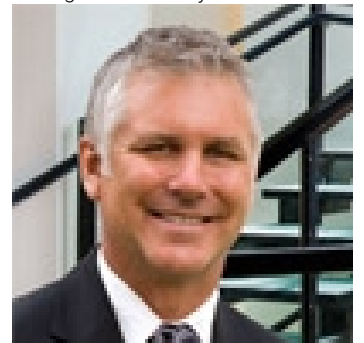
3547 Royal Gala Drive West Kelowna British Columbia

\$1,195,000

Stunning Modern Executive Second Owner Rancher with amazing lake Views. On the main level you will find 2 spacious bedrooms (Including the Primary), living room, Designer Kitchen and Separate Executive Dining Room with a breakfast nook and lovely huge balcony to enjoy the views. Living area has 10" vaulted ceilings and a lovely entrance. Kitchen is upgraded to Quartz countertop and a brand new stove top. Downstairs you will find Two Bedrooms and a large Den that can easily be a bedroom, lovely living area/ entertainment room and two separate entrances with a kitchenette. A third bedroom downstairs can be put to make this a 3 bedroom house with a 3 bedroom suit totalling 6 bedrooms easily. HWT 6 years old, Roof 8 years old (Still Under Warranty), Irrigation System in place and just serviced. Reverse Osmosis system in kitchen and water softener in basement. Speaker system around the house. Priced at \$127,000 below BC assessment for a quick sale, best bargain of the year. Seller has already got a place to go to. Measurements from iGuide, please verify if important. Truly a home you will fill memories with in the lovely Okanagan. Perfect for Multi-generational family. INSPECTION REPORT AVAILABLE. Garage is Oversized. (id:6769)

- Kitchen 7'8" x 7'0"
- Recreation room 22'6" x 16'3"
- Utility room 16'8" x 28'7"
- Family room 19'6" x 24'9"
- Den 10'3" x 12'1"
- Full bathroom Measurements not available
- Full bathroom 5'11" x 14'4"
- Bedroom 12'0" x 13'7"
- Bedroom 14'9" x 10'3"
- Mudroom 14'0" x 10'0"
- Foyer 12'0" x 8'0"
- Full bathroom 7'6" x 7'9"
- Laundry room 9'6" x 6'7"
- Bedroom 14'8" x 10'11"
- Primary Bedroom 12'11" x 15'0"
- Family room 11'3" x 10'11"
- Kitchen 13'0" x 10'0"

Listing Presented By:



Originally Listed by:
Royal LePage Kelowna

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