



**1689 BIRCH Street Prince George British Columbia**  
**\$698,000**



Stunning character home with breathtaking park & river views. This 2-story home blends mid-century charm with modern utility. The upper floor features 3 bedrms, including a primary with a heated-tile ensuite, plus a flex room with laundry & access to a massive rooftop deck. The main level offers an updated island kitchen, breakfast room & spacious living/dining areas with custom shutters. A standout feature is the ground-level office with high ceilings & gas fireplace; a dedicated exterior door provides direct access for clients, making it ideal for a home-based business without intruding on the living space. The property boasts a massive over height double garage (built 1993, new roof 2025), ample parking on both sides of the home. Extras: Central A/C, 12-camera security & irrigation. (id:6769)



**Dean Birks**  
 Royal LePage Aspire Realty  
 Phone: (250) 612-1709  
<http://deanbirks.com/>



**RE/MAX Kelowna**  
 100-1553 Harvey Avenue  
 Kelowna, BC,  
 Canada