



## 1734 Lynrick Road Kelowna British Columbia

Black Mountain

# \$915,000



Bright and spacious open-concept bi-level home in a desirable family neighbourhood! The main living area is filled with natural light from large windows and skylights, with patio doors leading to the deck for seamless indoor-outdoor living. A standalone stone wood-burning fireplace adds warmth and character, while laminate flooring flows throughout the main space. The kitchen is ideal for gathering, featuring two-tone cabinetry, a large centre island, stainless steel appliances, pendant lighting, under-cabinet lighting, and generous counter space. The home offers a spacious primary suite complete with a full ensuite, corner jetted tub, and separate tiled shower. The updated (non-legal) 1-bedroom suite includes a full kitchen, dining and living area, heated bathroom floor, abundant natural light, and a separate entrance, ideal for extended family or mortgage helper potential. Extensive updates, including a newer heating system, natural gas, on-demand hot water, new air conditioning, a new 200-amp electrical panel, renovated basement with R-28 ceiling insulation, spray-foamed garage walls and ceiling, new soffits and fascia, and a new entrance. The deck has also been recently replaced and includes a hot tub for year-round enjoyment. The fully fenced corner lot features a cherry tree, garden shed, single garage, and RV parking. Stucco exterior repainted. Close to walking trails...

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