



## 175 Dell Road Kelowna British Columbia

Rutland South

**\$729,000**



AFFORDABLE 4 BEDROOM FAMILY HOME IN RUTLAND SOUTH! Welcome to your new home on a peaceful, tree-lined street in sought-after Rutland South! This lovingly maintained 4-bedroom gem offers the perfect blend of comfort, convenience, and value. The main floor features 3 bright bedrooms and a beautifully renovated bathroom (\$12K reno!), plus a stylishly updated kitchen (2021) ideal for family meals and entertaining. Downstairs, you'll find a spacious 1-bedroom in-law suite with a large family room and cozy den -- perfect for guests, teens, or extended family. Set on a generous 0.19-acre lot, the private backyard is your own slice of paradise, with space for gardening, play, or simply relaxing outdoors. Major updates include: New windows & doors (2019) Roof replaced (2021) Hot water tank (2022) Laminate flooring upstairs (2012) Single-car garage for added storage or parking Central Vacuum Alarm system All this in an unbeatable location just steps to schools, parks, Tim Hortons, Shoppers Drug Mart, churches, groceries, and more! Don't miss out on this rare opportunity to own an affordable family home in one of Kelowna's most convenient neighborhoods. (id:6769)

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