



## 2065 Boucherie Road 18 Westbank British Columbia

Lakeview Heights

# \$198,000



Welcome to easy Okanagan living just steps from the lake. Located in a family-friendly Westbank First Nations leasehold park in West Kelowna, this well-kept 3-bedroom manufactured home offers a blend of comfort, updates, and outdoor enjoyment – with lake views right from the kitchen sink. Inside, the home has been thoughtfully updated with drywall, recessed lighting, laminate flooring, fresh paint, and upgraded stainless steel appliances that give the space a clean, modern feel. Important improvements include a furnace replaced in November 2024, fridge replaced this year, stove replaced in 2024, wood-burning stove replaced in 2022, and most windows replaced in 2023 – offering peace of mind for the next owner. Outside, you'll love the private fenced yard, charming pond, 10 x 12 Hobby shed and ample parking with room for oversized vehicles. Whether you're enjoying your morning coffee with a glimpse of the lake, relaxing in the backyard, or taking a short stroll to the water or nearby park, this home offers a lifestyle that is both peaceful and convenient. Priced to sell, this is a fantastic opportunity to enjoy affordable Okanagan living in a welcoming community close to nature and recreation. Please note: no dogs are permitted in the park, and park approval requires a minimum credit score of 730. (id:6769)



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