



## 2835 Canyon Crest Drive 7 West Kelowna British Columbia

Shannon Lake

# \$919,900



**\*\*Only walk-out rancher home remaining at Edge View in Tallus Ridge. \$13,500 in upgrades included. Move-In Now!\*\*** Welcome to Edge View at Tallus Ridge, the best value townhome community in West Kelowna! Home #7 spans approx 2418 sq ft. and overlooks Shannon Lake. With the primary bedroom on the main floor, enjoy easy access to the kitchen, living/dining area, and laundry room. The primary ensuite includes a deluxe soaker tub, double sink vanity, separate shower, and walk-in closet. The high-end modern kitchen includes premium quartz countertops, a slide-in gas range stove, a stainless steel dishwasher, and a refrigerator. Lots of space for family, guests, and relaxation downstairs. Relax on your partially covered deck and lower patio with amazing views of Shannon Lake and enjoy the convenience of a side-by-side garage. Advanced noise-canceling Logix ICF Blocks built into the party wall for superior durability and insulation. 1-2-5-10 Year New Home Warranty, meets Step 4 of BC's Energy Step Code. Shannon Lake is a 5-minute drive to West Kelowna shopping, restaurants, entertainment, and close to top-rated schools. Escape to nature with a small fishing lake, family-friendly golf course & plenty of hiking/biking trails. Move-in now! Take advantage of BC's expanded property tax exemption (conditions apply) - an additional \$16,398 in savings! First time buyer? You may be eligible ...



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

**Darcy Nyrose**

RE/MAX Kelowna

Phone: (250) 575-1946

<http://www.kelownarealestatepros.com/>

