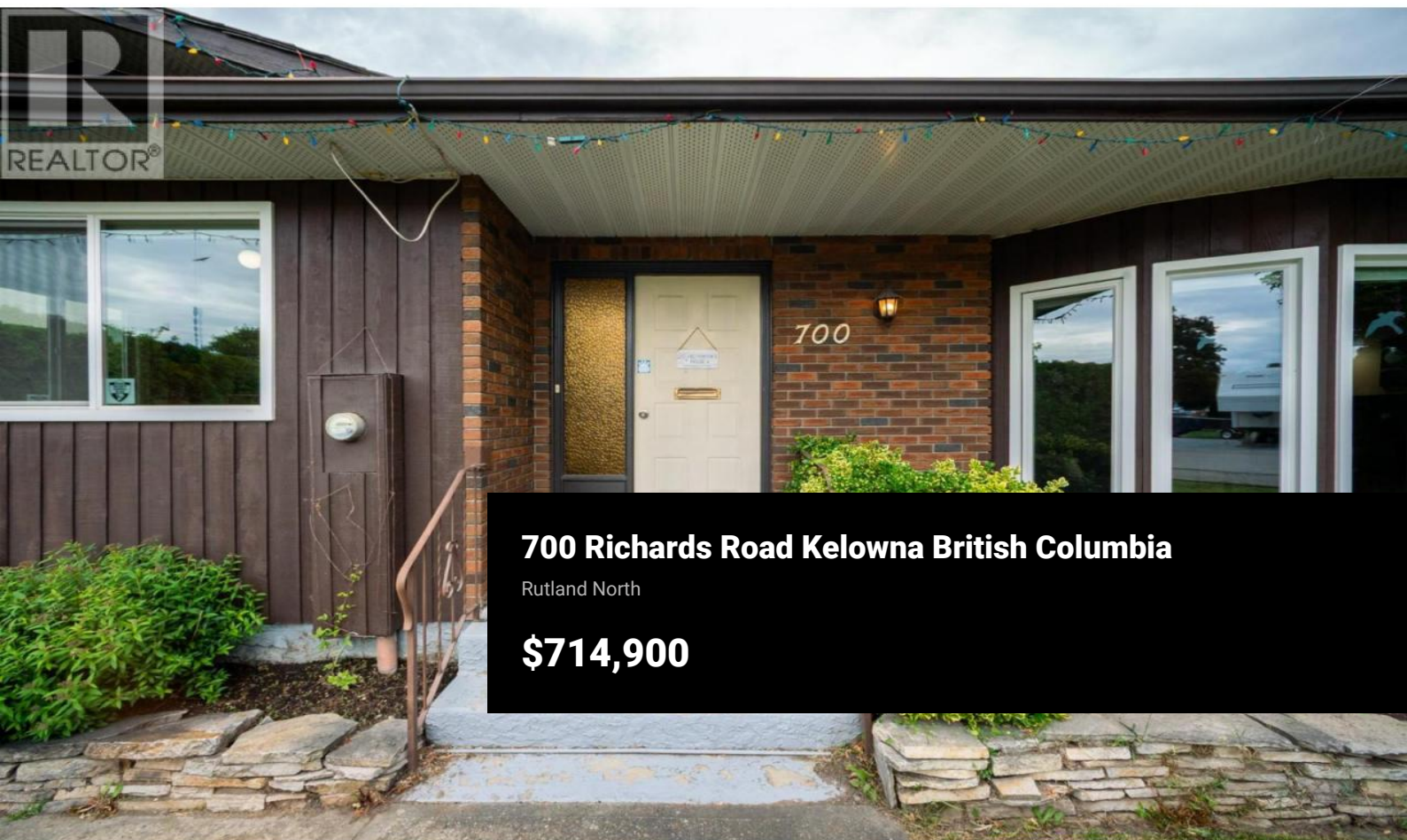




700 Richards Road Kelowna British Columbia

Rutland North

\$714,900



Attention all craftsman, hobbyists, or those looking for extra storage! This fantastic property features a detached garage/shop with sub panel. With 200A main service including a 100A service to the shop, this property offers excellent flexibility for families, hobbyists, or anyone needing extra workspace. The spacious 2 bed + den, 3 bath home sits on a 0.21-acre lot with detached garage (23x12) and SHOP (12x12), in the heart of Rutland North, just minutes from schools, parks, shopping, and the everyday conveniences of Highway 97 & 33. Offering over 2,200 sqft of comfortable living space, this home features hot water radiant heat, ductless split heat pump systems (for efficient cooling and supplemental heating), all new windows, a new Navien tankless hot water system, and durable laminate and lino flooring throughout. The kitchen is well equipped with a stainless steel fridge and dishwasher, wall oven, large walk-in pantry, and island cooktop with brick surround. A versatile den adds flexible space for a home office, hobby room, or guest area, while updated dual-layer blinds bring a clean, modern touch throughout the home. Outside, enjoy the fully fenced yard with ample space to entertain, garden, or play, plus a natural gas hookup on the patio. (id:6769)

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