



# 12864 Pixton Road Lake Country British Columbia

\$3,499,000

AAA location - Pixie Beach Lakefront Living! Rare opportunity in one of Lake Country's most desirable lakefront locations! This cherished family home, lovingly maintained for 36 years with 3 thoughtful renovations, has never been on the market. This almost 3600 sq.ft. home offers 6 bedr, 4 bathr, and incredible lakefront living with your own buoy and own shared dock. The MAIN FLOOR features a breathtaking Great Room with lake views and an oversized entertainer's island seating 12. The kitchen boasts granite counters, gas cooktop, double ovens, heated slate floors, and ample storage. Two cozy living areas, both with firepl. create exceptional flow and warmth for gatherings. Enjoy the sandy beach stretch and step into the lake as you paddleboard or swim off your property. UPSTAIRS you will find 4 bedr, the primary suite offers a large w/i closet and a 3 piece ensuite w/ slate heated floors. The 2nd bathr, also w/ heated floors, offers a soaker tub, dbl sinks and large shower. The LOWER LEVEL features 2 more bedr, a comfortable lounge with fireplace, kitchenette, and French doors opening to a private oasis: multiple seating areas, a fire pit, new hot tub, and sweeping west-facing lake views. Mins to wineries with fab. restaurants, Starbucks, Turtle Bay Crossing, hiking, golfing, biking the rail trail, shopping and schools. Located in a quiet cul-de-sac among some of the Okanagan's most distinguished homes. A true lakeside treasure and a pleasure to show. No Sign at property. (id:6769)

5pc Bathroom 7'2" x 9'8"

Bedroom 9'1" x 9'8"

Bedroom 11'11" x 11'6"

Bedroom 10'0" x 11'6"

Other 6'11" x 8'4"

3pc Ensuite bath 5'10" x 9'8"

Primary Bedroom 13'1" x 14'11"

Bedroom 7'10" x 11'7"

Other 20'7" x 21'4"

Laundry room 7'2" x 10'10"

2pc Bathroom 5'0" x 4'11"

Foyer 11'6" x 9'7"

Living room 13'1" x 14'11"

Kitchen 11'0" x 11'0"

Listing Presented By:



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eXp Realty (Kelowna)

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

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Utility room 6'11" x 6'8"  
Storage 14'7" x 12'9"  
Bedroom 12'0" x 12'5"

Other 13'7" x 17'6"  
Dining room 8'6" x 19'5"