



# 13023 Shoreline Drive Lake Country British Columbia

\$1,199,000

Welcome to your dream home! This stunning 3-bedroom plus den residence offers an array of features designed for comfort, convenience, and style. Upstairs, you'll find the heart of the home: the kitchen, featuring newer appliances and a new stylish backsplash. Adjacent to the kitchen is the living room, perfect for family gatherings and relaxation. The primary bedroom is also located on this level, along with two additional bedrooms, providing ample space for family and guests. Downstairs the home continues to impress with a versatile den, full bathroom, laundry, storage, and an entertainment space complete with a wet bar, projector and screen, and hardwiring for speakers; ideal for family movie nights or entertaining guests. Outside, you'll find a sparkling saltwater pool complete with an automated safety cover, ensuring peace of mind. The outside space also features a pergola, privacy blinds, motorized front blinds, and a shed. An inground sprinkler system, controlled via a smart app, makes maintaining the landscaping a breeze. The extensive parking space is confirmed to accommodate a Class A Motorhome, boat, and trailer, with half of the parking area secured behind a locked gate. The home is freshly painted throughout, and is equipped with a smart alarm security system; perfect for lock and go. Meticulously maintained by the original owner, this home is a rare find. Just in time to throw a summer pool party, don't miss your chance to own this exceptional property! (id:6769)

Utility room 19'8" x 6'9"	Full bathroom 5'4" x 7'2"
Utility room 9'1" x 3'6"	Kitchen 12'6" x 12'10"
Recreation room 20'4" x 17'2"	Living room 16'8" x 20'
Living room 18'7" x 16'1"	Dining room 9'8" x 12'10"
Laundry room 9'3" x 6'10"	Bedroom 10'9" x 11'7"
Other 21'9" x 23'8"	Bedroom 10'6" x 13'8"
Foyer 14'5" x 6'10"	Primary Bedroom 16'4" x 12'2"
Den 15'11" x 11'5"	Full ensuite bathroom 14'5" x 11'5"

Listing Presented By:



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Oakwyn Realty Okanagan-Letnick Estates

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

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Other 12'3" x 3'11"

Full bathroom 4'10" x 8'9"