



## 135 Almond Court Kelowna British Columbia

\$819,900

This beautifully renovated 3 bed, 2 bath rancher sits on a quiet cul-de-sac in Rutland on a spacious, nearly quarter-acre lot; perfect for families, downsizers, or anyone wanting room to grow. Enjoy new flooring, fresh paint, new windows, blinds, lighting, and bathroom fixtures. The kitchen is fully renovated, bathrooms newly tiled, and a dedicated laundry room has been added. Plumbing has been upgraded from copper to PEX, and there's a new washer/dryer. A new roof at the front of the home adds even more value. The garage features new insulation, drywall, a side entry door, and a brand-new garage door. A gas line on the side of the garage offers potential for a future extension or outdoor kitchen. Relax on the renovated back deck with new railings, overlooking a lush yard that was leveled with around 10 loads of fill by the current owners to ensure it's both recreationally and aesthetically pleasing with a garden, fire pit, and two storage sheds. Underground sprinklers cover the entire property. With 5 parking spots including dedicated RV parking, there's room for all your vehicles and toys. Walk to Rutland schools, parks, transit, and the Okanagan Sikh Temple. With a 5-year-old hot water tank and furnace, and all major renovations completed, this turnkey home is ready for you to move in and enjoy. Big lot, big upgrades, and big potential don't miss this opportunity! (id:6769)

Full bathroom 7'4" x 4'11"

Full ensuite bathroom 6'3" x 5'3"

Bedroom 10'1" x 9'1"

Bedroom 11'9" x 9'1"

Dining room 11'11" x 7'2"

Foyer 10'11" x 4'4"

Other 21'9" x 11'5"

Kitchen 12' x 8'10"

Laundry room 6'11" x 5'4"

Living room 16' x 12'7"

Primary Bedroom 12'5" x 9'10"

Listing Presented By:



Originally Listed by:  
eXp Realty (Kelowna)

<https://ishkarankandhari.exprealty.com/>

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