



1363 Ponderosa Road West Kelowna British Columbia

\$769,000

3 bedroom home in Lakeview Heights on a large approximately 0.73 acre lot! Set in a quiet neighbourhood and backing onto East Boucherie, this home offers a private setting while still being just a short drive to Downtown Kelowna and Westbank Centre. Inside, you're welcomed by a spacious living area filled with natural light, flowing seamlessly into the open concept kitchen with generous storage, updated finishes, and a large central island. From there, step out to the covered patio and oasis like yard, where forest views create the perfect backdrop for relaxing or hosting family and friends. Upstairs, the home features three spacious bedrooms and two bathrooms, including a full 4 piece bathroom serving the guest bedrooms, plus a convenient half bath ensuite. The lower level offers a functional space with a large rec room, fireplace feature, additional half bathroom, laundry room with built in cabinetry, and access to a crawl space for additional storage. Outside, the private backyard offers room to relax, garden, play, and entertain, with plenty of parking available, including space for an RV. Conveniently located near schools, recreation, hiking, beaches, wineries, shopping, restaurants, Downtown Kelowna, and Westbank Centre. (id:6769)

- 2pc Bathroom 7'11" x 4'10"
- 4pc Bathroom 6'10" x 9'11"
- Bedroom 9'5" x 10'11"
- Bedroom 10'4" x 10'10"
- Primary Bedroom 14'1" x 11'9"
- Utility room 8'8" x 9'8"

- 2pc Bathroom 6' x 4'5"
- Laundry room 6'11" x 4'11"
- Recreation room 21'11" x 13'7"
- Dining room 9'8" x 12'4"
- Kitchen 15' x 12'4"
- Living room 24'9" x 13'7"

Listing Presented By:



Originally Listed by:
Royal LePage Kelowna Paquette
Realty

<https://royallepagekelownapr.ca/>

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
Shannon@MarkAndShannon.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.