



1377 Glenview Avenue Kelowna British Columbia

\$1,585,000

Location is everything with this exceptional custom-built 1 1/2-storey home in the highly desirable community of The Bridges at Glenview Ponds. Offering 6 bedrooms, 6 bathrooms and approximately 3,500 sq. ft. of thoughtfully designed living space, this 2007-built home combines comfort, flexibility and an unbeatable lifestyle location. The open-concept main living area is ideal for entertaining, featuring a gas fireplace and a spacious kitchen with granite countertops and a gas stove. A large den provides excellent flexibility for a home office, study or additional living space. Downstairs, the fully contained legal 2-bedroom, 2-bathroom suite offers a separate entrance and dedicated parking—perfect for extended family, guests or rental income. The home features two separate geothermal heating systems and two hot water tanks for added efficiency and convenience. Outside, there is parking for up to 5 vehicles or your RV, plus a double garage, underground irrigation and no homes directly behind, creating privacy and allowing for beautiful mountain views. Just minutes from downtown, with the option to walk or bike, and close to transit, schools and the Okanagan Rail Trail, this home puts Kelowna's amenities and outdoor lifestyle right at your doorstep. A rare combination of space, location, rental income and privacy in one of Old Glenmore's most convenient settings. (id:6769)

Bedroom 12'5" x 13'3"	Kitchen 12'6" x 13'
Bedroom 14' x 11'7"	Dining room 9'3" x 12'9"
4pc Bathroom 5'11" x 9'5"	Bedroom 11' x 11'4"
Utility room 5'6" x 8'8"	5pc Ensuite bath 7'7" x 8'2"
Family room 9'11" x 12'2"	2pc Bathroom 5'7" x 7'8"
4pc Bathroom 10' x 7'7"	Other 5'1" x 2'4"
3pc Bathroom 8'7" x 5'7"	Living room 14'9" x 17'5"
Primary Bedroom 16'1" x 13'	Kitchen 13' x 13'
Living room 13' x 13'	Bedroom 13' x 11'4"

Listing Presented By:



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Royal LePage Kelowna

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Laundry room 8' x 8'2"