



1465 West Kelowna Road West Kelowna British Columbia

\$1,299,900

Visit REALTOR website for additional information. Situated on a 0.46-acre lot in West Kelowna Estates, this 6,128 sq ft custom home offers scale, flexibility, and zoning advantages rarely available in the area. With frontage on both West Kelowna Road and Valois Road, the property provides practical access and supports long-term use potential beyond typical residential properties. The home spans three levels, with over 4,200 sq ft of finished living space on the upper floors and approximately 1,900 sq ft of roughed-in lower-level area featuring 9' ceilings and a separate entrance. The lower level is well suited for future suite development, extended family living, or home-based business use. The main floor includes an open kitchen with a large island, double wall ovens, cooktop, and extensive cabinetry, connecting directly to the dining and living areas. A deck off this level adds outdoor living space. The foyer features a spiral staircase and a practical, welcoming layout. Upstairs offers a primary bedroom with walk-in closet and ensuite, along with additional bedrooms and a dedicated office. R1 zoning permits a carriage house and home-based business use (buyer to verify). The flat, pool-sized yard includes mature landscaping and underground irrigation. A triple attached garage and flat paved driveway provide ample parking. A well-located West Kelowna Estates property offering size, zoning versatility, and long-term potential. (id:6769)

Listing Presented By:



Originally Listed by:
PG Direct Realty

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,
Phone: (250) 878-3877
Shannon@MarkAndShannon.com

- Laundry room 10'3" x 5'5"
- Office 5'11" x 10'6"
- Storage 13'4" x 8'6"
- 4pc Ensuite bath 17'4" x 10'9"
- Primary Bedroom 14'8" x 23'4"
- Bedroom 15'9" x 11'10"
- Bedroom 16'3" x 11'10"
- 4pc Bathroom 8'6" x 8'
- Pantry 6'11" x 4'2"
- Mud room 5'3" x 11'3"
- 3pc Bathroom 11'3" x 5'6"
- Den 17'7" x 15'3"
- Foyer 16'1" x 14'8"
- 2pc Bathroom 5'9" x 6'0"
- Family room 32'5" x 18'0"
- Bedroom 15'0" x 11'0"

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 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.

Dining nook 8'5" x 4'7"

Living room 16'6" x 15'5"

Bedroom 13'3" x 5'9"