



16709 CARRS LANDING Road Lake Country British Columbia

\$1,299,000

A little more room. A little more land. A whole lot of Carrs Landing. Set on 0.632 acre, this 3,333 sq. ft. home offers the space, privacy and relaxed Okanagan lifestyle that make Carrs Landing so special. A dramatic two-storey foyer introduces a warm, comfortable home with hardwood flooring and generous spaces for everyday living and entertaining. The main level features separate living and dining rooms, a spacious family room with gas fireplace, and a well-appointed kitchen with abundant cabinetry, gas range and plenty of room to gather. Upstairs are three generous bedrooms, including a 17'10" x 15'4" primary suite with walk-in closet and large 5-piece ensuite. The finished lower level adds exceptional flexibility with two large recreation rooms--currently enjoyed as a TV/media room and billiards/games room--plus an office and full bathroom. Outside, mature landscaping, irrigation, a covered patio, double garage and detached garden shed complement the spacious property. Major recent improvements include a new roof in 2026, premium aluminum eavestroughs and downspouts in 2025, plus irrigation improvements. More space between you and the neighbours, room to entertain inside and out, and the breathing room of over half an acre--this is Carrs Landing living. (id:6769)

Other 8'11" x 6'3"	Workshop 11'4" x 9'6"
Bedroom 13'1" x 12'11"	Recreation room 24'1" x 14'8"
Bedroom 13'1" x 12'11"	Laundry room 11'2" x 6'4"
Primary Bedroom 17'10" x 15'4"	2pc Bathroom 6'4" x 3'2"
5pc Ensuite bath 15'7" x 10'8"	Dining room 13'11" x 13'1"
4pc Bathroom 10'9" x 7'4"	Kitchen 14'10" x 14'6"
Utility room 11'6" x 10'9"	Family room 16'6" x 13'2"
Media room 23' x 13'3"	Living room 11'11" x 13'1"
Office 12'7" x 11'6"	Foyer 14' x 10'
Full bathroom 16'0" x 8'11"	

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