



## 2037 Capistrano Drive Kelowna British Columbia

\$1,249,000

Welcome to this stunning custom built walkout rancher, in the sought after University District. Featuring 4 spacious bedrooms, 3 bathrooms, and a dedicated office. From the moment you step inside, you're met with breathtaking views of the prestigious golf course's 18th green and the mountains beyond. The private, fully landscaped backyard is a true sanctuary, perfect for relaxing or hosting gatherings. Whether you're enjoying your morning coffee or an evening glass of wine on the patio, the lush greenery and sweeping views provide a peaceful backdrop. Inside, the home showcases modern upgrades that combine comfort with elegance. Fresh paint, new window coverings, and beautiful lighting bring a fresh and refined feel to every room. The main floor boasts a bright, open-concept living room and a spacious chef's kitchen, while the lower level offers a generous rec room complete with a brand new wet bar and walkout access to the backyard. Each bedroom is filled with natural light and designed for comfort, including the spacious primary suite conveniently located on the main floor. You'll also appreciate the attached garage and ample driveway parking. Located in a serene location with close proximity to UBCO, parks, trails, and all the University District amenities, this exceptional home blends luxury living with everyday convenience. Don't miss your chance to call this one of a kind property your own. (id:6769)

Utility room 17'2" x 16'2"

Recreation room 26'8" x 25'10"

Bedroom 12'4" x 10'8"

Bedroom 8'11" x 16'2"

Bedroom 12' x 14'5"

4pc Bathroom 4'11" x 9'

Primary Bedroom 13' x 24'

Office 11' x 9'10"

Living room 13'8" x 18'5"

Laundry room 9'4" x 8'5"

Kitchen 13' x 14'4"

Foyer 14'3" x 17'1"

Dining room 14'5" x 13'4"

5pc Ensuite bath 10'8" x 16'7"

Partial bathroom 5'11" x 4'11"

Listing Presented By:



Originally Listed by:  
Real Broker B.C. Ltd

<http://www.kelownahomes.com/>

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