



# 105 Predator Ridge Drive 21 Vernon British Columbia

\$1,975,000

Enjoy the epitome of luxury living in this exquisite golf-side Fieldglass townhome at Predator Ridge. Participate in the Predator Ridge short-term rental program if desired! Fully furnished with only a select few exclusions. Full rental package included to ensure seamless integration into the Predator Ridge rental pool. Numerous upgrades were added including hardwood flooring throughout, heated tile flooring in bathrooms, custom lighting, high-end appliances, and electric-controlled window blinds, while transferable Golf Memberships add unparalleled value. The kitchen features custom cabinetry, premium Bosch appliances, and a stunning waterfall-style center island. Soaring ceilings and walls of windows, showcase the stunning views of the award-winning Ridge golf course. The great room design integrates the living, dining, and kitchen areas, ideal for entertaining and leads through double sliding doors onto the oversized covered patio with firepit and Grill. The primary includes a lavish 5-piece ensuite and a generous walk-in closet for ultimate comfort. Upstairs, a second bedroom with panoramic views and a full ensuite awaits, along with a spacious front bedroom, a full bathroom, and a versatile office/den area. The unfinished lower level is ideal for storage with instant hot water, furnace and radon mitigation. Generous 2-car garage with electric charge outlet and roughed-in central vac. No GST. Provincial Spec/Vacancy tax exemption possible, to be verified by buyer. (id:6769)

3pc Ensuite bath 4'11" x 10'5"  
Primary Bedroom 20'9" x 14'5"  
Living room 7'9" x 14'4"  
3pc Bathroom 5'0" x 10'7"  
Bedroom 11'7" x 14'5"  
Other 5'2" x 10'6"

5pc Ensuite bath 10'3" x 14'4"  
Primary Bedroom 15'2" x 14'3"  
Living room 18'4" x 22'5"  
Dining room 10'3" x 19'4"  
Kitchen 12'0" x 19'4"  
Other 22'0" x 27'6"

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Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,

Phone: (250) 878-3877  
shannonstyles@gmail.com

Unfinished Room 46'4" x 14'6"

Foyer 8'0" x 9'0"