



# 2150 Talavera Place West Kelowna British Columbia

\$685,000

Visit REALTOR website for additional information. This remodelled 2-bed, 2-bath up/down duplex is located in the gated Sonoma Pines community in West Kelowna. Updated in 2017, it offers low-maintenance living in an established community, with all primary living spaces on one level. The main living area features 11-foot ceilings, an open kitchen with a granite island, stainless steel appliances, & large windows that capture mountain views with a partial lake view. Bedrooms are positioned on opposite sides of the home for added privacy. The primary bedroom includes a walk-in closet & ensuite while the second bedroom is located near the main bathroom & laundry area. A 12'x20' family or bonus room provides additional flexible living space & features a Murphy bed for added versatility. Direct access to the attached single-car garage includes custom storage, & the home is equipped with a Ring security system. The extended patio offers outdoor space suitable for seating & a BBQ. Sonoma Pines includes a clubhouse with a fitness room, billiards, library, craft spaces, & a large social room with kitchen. The clubhouse is currently undergoing renovations, with updates planned to enhance the community amenities. Adjacent to the TwoEagles Golf Course and close to beaches, shopping restaurants, & walking paths. Located on Westbank First Nation land, the property is exempt from GST and Property Transfer Tax. Water included in strata fees; utilities averaging approx. \$125/month. Quick possession available. (id:6769)

Office 4' x 6'10"

Living room 16'7" x 13'6"

Laundry room 12'1" x 6'8"

Kitchen 14'11" x 10'6"

Other 12' x 20'4"

Dining room 10'4" x 10'5"

Family room 12' x 20'1"

3pc Bathroom 4'11" x 10'

Bedroom 8'9" x 11'11"

Other 8'2" x 8'0"

4pc Ensuite bath 8'1" x 8'0"

Primary Bedroom 14'6" x 11'11"

Listing Presented By:



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