



## 2207 Shannon Ridge Drive West Kelowna British Columbia

\$879,900

Welcome to 2207 Shannon Ridge Drive -- a spacious and well-maintained two-storey family home located in the heart of Shannon Lake, one of West Kelowna's most sought-after neighbourhoods. With 2,500 square feet of finished living space, this 4-bedroom, 3.5-bathroom home sits on a generous 0.17-acre lot with mountain views and a beautifully landscaped, irrigated yard with a large patio and a hot tub, ideal for kids, pets, and entertaining. The main floor features a bright, functional updated kitchen, a breakfast nook, and a cozy family room, complete with a gas fireplace -- as well as separate formal dining and living room areas. Upstairs boasts three bedrooms, the main bath and a spacious primary retreat with a walk-in closet and a 3-piece ensuite. The basement hosts a large rec room, a 4th bedroom, and an additional 3PCE bathroom, as well as 400 sqft of unfinished storage space. Additional features include central air conditioning, a built-in vacuum, and a double-attached garage with a newer door. Located just steps from Shannon Lake Elementary, Constable Neil Bruce Middle School, Shannon Lake Regional Park, golf, and scenic walking trails, this home offers exceptional value in a quiet, family-friendly setting. (id:6769)

3pc Ensuite bath 8'3" x 7'4"  
 Primary Bedroom 17'11" x 15'6"  
 4pc Bathroom 7'4" x 7'9"  
 Bedroom 10'7" x 9'7"  
 Bedroom 14'0" x 8'8"  
 Storage 8'6" x 8'5"  
 Utility room 20'1" x 14'0"  
 3pc Bathroom 8'10" x 7'0"  
 Bedroom 12'10" x 10'7"

Recreation room 13'10" x 12'3"  
 2pc Bathroom 7'4" x 3'0"  
 Laundry room 7'4" x 6'4"  
 Family room 18'1" x 11'0"  
 Kitchen 11'5" x 10'10"  
 Dining nook 10'6" x 8'8"  
 Dining room 12'0" x 7'2"  
 Living room 12'4" x 14'9"

Listing Presented By:



Originally Listed by:  
 RE/MAX Kelowna

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