



# 2260 Omineca Place Kelowna British Columbia

\$849,000

Listed \$97,000 below the 2026 assessed value, this Dilworth Mountain grade level entry home presents a rare opportunity in one of Kelowna's most desirable neighbourhoods. Enjoy the location of a no-through road with stunning valley views from a spacious 2,300+ sq.ft. home featuring 4 bdrms, 3 baths & 2 lower level flex spaces ideal for a home office, Rec room, gym, or guest space. A recently rebuilt front deck provides the perfect place to relax & take in the views, while the backyard of the private 0.25-acre lot backs directly onto 12 acres of P3-zoned City park land. Our home offers a terrific renovation potential with yard privacy & very convenient location near so many city amenities. Outdoor enthusiasts will appreciate being minutes from the Rail Trail cycling & running path, while Orchard Park Shopping Centre, restaurants & amenities are less than 5 mins away. Families will love this location & its close access to sought-after elementary & middle schools, while commuters benefit from easy access to Kelowna Int'l Airport, UBCO & downtown Kelowna. Dilworth Mountain is highly regarded for its central location, larger lots, mature landscaping & private settings. Whether heading to work, recreation, shopping or the lake, you're only a short drive away. The home includes an attached dbl garage, ample driveway parking & great neighbours. As a testament to the area's value, the adjacent property recently sold for \$1,233,000. Ours is a rental property and 24hr notice needed. (id:6769)

- |   |   |
|---|---|
| Primary Bedroom 11'7" x 13'6"               | Living room 15' x 18'3"                 |
| 3pc Ensuite bath Measurements not available | 3pc Bathroom Measurements not available |
| 4pc Bathroom Measurements not available     | Bedroom 8'10" x 12'                     |
| Bedroom 8'10" x 15'6"                       | Bedroom 12'9" x 17'6"                   |
| Bedroom 9'9" x 11'7"                        | Foyer 11'8" x 14'7"                     |
| Dining room 8'4" x 10'9"                    | Recreation room 14'9" x 17'1"           |
| Kitchen 10'11" x 14'4"                      | Storage 5'11" x 8'3"                    |
| Laundry room 9'6" x 7'1"                    | Utility room 3'4" x 3'4"                |

Listing Presented By:



Originally Listed by:  
REMAX Kelowna

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

**stilhavn**  
REAL ESTATE SERVICES

**Stilhavn Real Estate Services Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,  
Phone: (250) 878-3877  
Shannon@MarkAndShannon.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.