



## 2497 Paramount Drive West Kelowna British Columbia

\$1,200,000

Stunning 5 bed, 3 bath luxury walk-out rancher in the peaceful, family-oriented Tallus Ridge neighbourhood. Beautifully crafted with exceptional attention to detail throughout, this home features eye-catching hardwood flooring, soaring ceilings with intricate architectural details, and an open concept layout perfect for entertaining. The gourmet kitchen offers cream cabinetry, granite countertops, tile backsplash, and a large walk-in pantry with extensive shelving, storage, and a wine fridge. The spacious dining area is ideal for hosting family gatherings, while the built-in granite serving station adds convenience for entertaining. The living room is anchored by a show-stopping fireplace with a solid wood mantle and custom built-in shelving. Step out onto the large, covered deck overlooking the greenspace backyard. The main level also features a spacious office, convenient laundry room, and an enormous primary bedroom complete with a spa-inspired ensuite featuring a large soaker tub and separate glass shower. Downstairs offers 3 additional bedrooms, a large rec room, and a wet bar with excellent suite potential. Walk-out access to the backyard completes this incredible home.

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Utility room 11'3" x 13'9"

Recreation room 27'9" x 28'9"

Bedroom 11'4" x 15'10"

4pc Bathroom 8'4" x 10'5"

Bedroom 11'2" x 10'4"

Bedroom 10'4" x 11'7"

Kitchen 13'3" x 13'10"

Dining room 12'3" x 12'3"

Living room 22'1" x 17'8"

Primary Bedroom 21'6" x 15'11"

5pc Ensuite bath 11'7" x 12'

Bedroom 11'7" x 9'11"

2pc Bathroom 7'8" x 5'3"

Laundry room 8'9" x 13'8"

Listing Presented By:



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REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,

Phone: (250) 878-3877  
Shannon@MarkAndShannon.com

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