



## 2553 Sunny Lake Court Lake Country British Columbia

\$1,097,800

Welcome home to the burgeoning, family-friendly community of The Lakes, nestled amongst the rolling hills of Lake Country. Outdoor enthusiasts, this home is built for you; minutes to hiking/biking trails, three different lakes, several award-winning wineries, fresh-fruit orchards, and world-class golf courses. This well-built, rancher-walk-out style home is situated on a corner lot of a cul-de-sac with a fully fenced, professionally landscaped yard, offering great privacy, room for a pool and outdoor oasis, a spacious deck with gas BBQ line, as well as RV/trailer parking. Inside you will find 4 spacious bedrooms, 3 bathrooms and an entertainer, open-concept floor plan with tons of natural light. This home offers fantastic space for growing/large families or hosting guests with two bedrooms and the main living spaces up and two bedrooms, a bathroom, a family room, a wet bar area and a brand-new, in-law style kitchen area (wired for 220 suite potential) down plus bonus partially finished space perfect for a media room, office, home-gym, art studio or whatever your imagination desires. The lower level is ripe with the opportunity to create a full suite (468 sq ft of partially finished space available to add to your home) with its own separate entrance to have the in-laws live downstairs or generate some income through student rentals or a home-based business. Seize the opportunity to own this slice of paradise; book your showing today! (id:6769)

Gym 10'2" x 15'6"

Utility room 4'6" x 11'4"

Office 9'1" x 7'4"

4pc Bathroom 10'10" x 7'8"

Bedroom 15'8" x 11'5"

Bedroom 14'1" x 11'2"

Family room 22'3" x 23'4"

Foyer 6'10" x 8'7"

Other 6'8" x 8'

Laundry room 5'7" x 8'0"

2pc Ensuite bath 6'3" x 6'2"

Bedroom 11'0" x 13'6"

4pc Ensuite bath 11'2" x 9'8"

Primary Bedroom 16'10" x 19'0"

Dining room 8'0" x 13'1"

Living room 8'4" x 13'1"

Listing Presented By:



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Century 21 Assurance Realty Ltd

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

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Pantry 3'9" x 3'10"

Kitchen 14'6" x 15'6"

Mud room 4'8" x 8'