



## 2070 Boucherie Road 312 West Kelowna British Columbia

\$459,900

**\*\*Open House November 9th 11 -1 \*\*** Buzz 209 to get into the building, unit 312 **\*\*Snacks, refreshments will be provided as well as a chance to win a date night for two\*\*** Welcome to Tuscany Villas, where comfort, tranquility, and luxury converge to create the ideal home. This stunning third-floor suite boasts two master bedrooms, each with its own private deck that is located at the serene back of the building, ensuring a peaceful living experience in your elegant condo. Experience the Okanagan lifestyle with amenities such as a saltwater pool, whirlpool, and numerous social events organized by the community's active social committee. Located just steps from the lakeshore, boardwalk, parks, and close to golf courses, renowned wineries, and all the amenities and activities the Westside has to offer, Tuscany Villas offers an unbeatable location. Tuscany Villas is built with concrete and steel, ensuring superior soundproofing for a quiet and serene environment. Your monthly strata fee conveniently includes heating and cooling. This pet-friendly community welcomes residents of all ages. Additionally, there is no Property Transfer Tax or Speculation Tax, making this an even more attractive opportunity. This exceptional property is sure to go quickly. Ready to claim your piece of paradise in the Okanagan? Contact me or your realtor today to arrange a private viewing. All measurements approximate, verify if deemed important. (id:6769)

3pc Bathroom Measurements not available

4pc Ensuite bath Measurements not available

Dining room 8'0" x 12'5"

Laundry room 4'3" x 5'0"

Bedroom 15'7" x 10'10"

Primary Bedroom 10'8" x 17'0"

Living room 14'7" x 12'5"

Kitchen 12'0" x 12'7"

Listing Presented By:



Originally Listed by:  
eXp Realty (Kelowna)

**stilhavn**  
REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
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