



3273 McLeod Road West Kelowna British Columbia

\$749,000

Start your Engines! There will be a race to this one... A new, fully legal suite amazing views and hot price. Imagine starting your day on your expansive private rear deck while enjoying the birdsong & morning sun. In the evening the stars are abundant & the city lights sparkle below. The large front deck and covered gazebo offer you a balance of sunshine and shade in your cozy yard surrounded by a solid privacy fence, beautiful flowers and a healthy, mature & productive cherry tree. This beautifully designed rancher has three bedrooms on the main level, & a fourth down plus legal suite. At the rear, your private forest awaits your creative ideas and offers the most delightful little paths for your kids, dogs, or creative design & it is fully fenced! The legal suite, newly built in 2022/23, makes your mortgage very affordable. You will be paying a lot less to live a month than if renting a apartment! You're minutes from all the shopping and amenities of West Kelowna--yet it feels like a tranquil mountain village embraced by nature. Step right out your door onto trails , or take a short drive to enjoy local skiing, skating, & cross-country adventures. Families will appreciate the nearby elementary & middle schools, excellent bus access to the high school & there's a friendly sense of community. The suite is thoughtfully designed for privacy, provides a separate & private entry. The suite offers a bright, open & functional living space which we vacated for sale! Don't wait! (id:6769)

Utility room 7'8" x 13'2"

Bedroom 9'10" x 12'10"

Dining room 13'3" x 9'10"

5pc Bathroom 7'1" x 10'2"

Bedroom 8'1" x 10'2"

Bedroom 8'7" x 10'3"

Primary Bedroom 12'7" x 11'3"

Kitchen 12'3" x 13'2"

Living room 19'4" x 13'2"

Full bathroom 7'3" x 7'9"

Living room 32'11" x 12'9"

Primary Bedroom 11'9" x 13'1"

Kitchen 15'11" x 10'0"

Listing Presented By:



Originally Listed by:
Coldwell Banker Executives Realty

<http://www.bcguaranteed.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 MLS®, 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.