



## 3399 Water Birch Circle Kelowna British Columbia

\$1,395,000

OPEN HOUSE TODAY!! SUNDAY SEPTEMBER 6TH 12 PM - 2 PM! Modern McKinley Beach Home with Lake Views. This bright, open-concept property offers contemporary finishes, a spacious lake view, and a versatile outdoor entertainment area. The gourmet kitchen flows into a large dining room with double sliding doors to the outdoor space. The main living area provides relaxing views of the lake, mountains, and valley. The primary bedroom features a king-size bed area, a private lounge, and a fireplace-adjacent bathtub. The ensuite includes a double vanity, ample storage, and a walk-in shower with rain shower head and bench. The home also includes a legal 1-bedroom suite, perfect for extended family or additional income. McKinley Beach offers walking trails, sports courts, an outdoor gym, playground, and community garden, making it a standout in the Kelowna market. (id:6769)

Primary Bedroom 22'7" x 21'0"

5pc Ensuite bath 11'2" x 11'7"

4pc Bathroom 7'11" x 10'1"

Bedroom 12'3" x 13'11"

Kitchen 19'8" x 14'7"

Dining room 10'3" x 12'1"

4pc Bathroom 13'5" x 19'6"

Utility room 5'11" x 4'6"

Full bathroom 8'5" x 4'11"

Bedroom 10'2" x 13'5"

Living room 15'4" x 13'9"

Laundry room 5'7" x 6'11"

Kitchen 8'4" x 13'9"

Bedroom 14'5" x 11'7"

Listing Presented By:



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