



# 3818 Gellatly Road West Kelowna British Columbia

\$1,490,900

Nestled in the natural landscape of South Gellatly Rd is this unique home with its charm & versatility on almost .70 acre. The 3 bed single family w/o rancher, bursts with natural light filtering through transom windows on the perimeter walls. Step into the heart of the home with an open kitchen w/gas range, SS appliances and quartz countertops. The dining area, complete with b/i bench seating transitions into a lg living room with vaulted shiplap ceilings. The 600sq' deck w/gas BBQ and yard is surrounded by mature trees and lawn--perfect for outdoor gatherings. The master suite awaits, with a luxurious ensuite boasting dual sinks & custom shower. The main level also offers a 2nd bedroom, full bath, plus an office nook. The renovated lower level unveils a guest area w/bed, bath, summer kitchen & expansive living space--ideal for in-laws or adult children. Attached to the side of the home is a separate 2 bed, 2-level legal suite, offering autonomy w/minimal shared walls. Additionally, a detached 1100sq' shop presents endless possibilities, with two 9' doors, wood-burning stove, bathroom & potential for division into 2 distinct areas. Parking is a dream with ample space for vehicles and recreational toys. The R3 zoning allows for low density housing incl. home based business, accessory buildings and/or future development for townhomes. Whether seeking a tranquil abode or an investment opportunity, this property promises a lifestyle of comfort, functionality and endless potential. (id:6769)

Laundry room 8'9" x 15'5"	4pc Ensuite bath 10'2" x 9'0"
Storage 6'3" x 8'0"	Bedroom 14'1" x 9'11"
Utility room 3'3" x 7'1"	Dining room 8'1" x 10'0"
3pc Bathroom 6'3" x 6'0"	Kitchen 10'8" x 14'0"
Bedroom 12'2" x 15'4"	Living room 18'0" x 15'11"

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4pc Bathroom 5'11" x 8'8"

Bedroom 10'0" x 10'4"

Primary Bedroom 17'10" x 9'9"