



3819 Glen Canyon Drive West Kelowna British Columbia

\$799,800

NO STRATA, SINGLE FAMILY FEEL, BELOW ASSESSED, PRICED TO SELL! This beautifully updated half-duplex feels just like a stand-alone home and perfectly blends modern luxury with the serene beauty of West Kelowna. This home is filled with natural light and offers quick access to the scenic trails of Glen Canyon Regional Park, while being just 4 minutes from downtown Westbank shopping and the shores of Okanagan Lake. Inside, the home shines with pride of ownership, featuring luxury vinyl plank flooring, and a stunning custom kitchen remodeled in 2018 with high-end quartz counters, a dream pantry, and a new fridge (2023). The upper level boasts three large bedrooms, including a primary suite w/ walk-in closet + ensuite and a secondary bedroom with Murphy bed and built-in shelves--ideal for a home office or kiddos. On the main, you have easy access to laundry (washer/dryer 2023) off the powder room and the family room opens to a private deck bathed in morning sun w/ brand new stairs (2024), perfect for quiet coffee breaks and back yard adventures. The walk-out basement provides even more versatility with two additional bedrooms, a new 4-piece bathroom, and extra storage (EASY in-law POTENTIAL!). The lower level leads directly to a private, fully-fenced yard (new 2023) complete with underground irrigation for easy maintenance. With a new A/C in 2021 and thoughtful upgrades throughout, this move-in-ready home is a rare find in a highly desired neighborhood. Book your showing today! (id:6769)

- Other 4'7" x 13'3"
- 4pc Bathroom 4'11" x 8'1"
- 4pc Ensuite bath 10'11" x 9'10"
- Bedroom 10'7" x 9'8"
- Bedroom 9'1" x 14'2"
- Primary Bedroom 15'11" x 13'10"
- Family room 16'0" x 16'7"
- 4pc Bathroom 10'2" x 5'4"
- Bedroom 11'7" x 10'2"
- Bedroom 18'4" x 14'2"
- Foyer 6'4" x 17'4"
- 2pc Bathroom 5'6" x 4'11"
- Laundry room 5'0" x 5'6"
- Kitchen 11'5" x 11'0"

Listing Presented By:



Originally Listed by:
Century 21 Assurance Realty Ltd

<http://www.justinaleestolz.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.

Storage 13'3" x 5'0"

Dining room 8'9" x 19'1"

Storage 11'6" x 3'10"

Living room 16'9" x 14'2"