



## 9196 Tronson Road 7 Vernon British Columbia

\$2,395,000

The perfect collaboration—when everything comes together: thoughtful design, elegant decor, supreme comfort, inspirational views, the pool, the patios, the four-car garage, and the theatre room! Located off a quiet lane, this home truly has it all—designed to maximize spectacular Okanagan Lake views and privacy. The level-entry main floor features a great room that seamlessly incorporates a dream kitchen with entertainment bar, a spacious dining area, and a gathering area centered around a classic gas fireplace. Nano doors open to the covered patio with summer kitchen and automated screens. Just steps away, the lower patio and heated saltwater pool await! The primary suite is set apart from the other two bedrooms, while guests enjoy a private suite complete with breakfast bar, full bath, and private deck. A fully equipped theatre room with wet bar and fireplace adds luxury and convenience. Additional features include two heating & cooling systems, instant hot water, hardwood floors, and elevated beamed ceilings. The lower garage is heated and comes with a workshop with 400lb hoist. Upper garage with pet wash. RV parking includes 30-amp service. Residents of Canadian Lakeview enjoy access to a private beach, complete with boat launch, dock, and bath/changing rooms. (id:6769)

Utility room 22'4" x 11'3"

Utility room 8'2" x 4'5"

Partial bathroom 6'5" x 5'3"

Recreation room 21'2" x 14'11"

2pc Bathroom 3'10" x 7'1"

Laundry room 12' x 14'9"

4pc Ensuite bath 9'5" x 7'4"

Bedroom 19'6" x 13'2"

Bedroom 16'4" x 13'5"

4pc Bathroom 8'10" x 5'

Bedroom 11'6" x 12'5"

4pc Ensuite bath 11'5" x 10'5"

Primary Bedroom 17'5" x 16'1"

Dining room 16'11" x 13'4"

Living room 16'11" x 15'6"

Kitchen 10'1" x 24'3"

Foyer 7'2" x 7'9"

Listing Presented By:



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