



101 Knippelberg Road Oliver British Columbia

\$1,249,000

One of a kind private oasis!! This extraordinary 3300 SF 4 bed/3 bath home on 3.19 acres sits at the very end of Kippelberg Road offering unrivaled privacy & sweeping views of the valley, mountains & vineyards. The fully fenced acreage is ideal for a horse, & gardeners will love the abundance of fruit & produce: cherry, plum & apricot trees, grapevines, strawberries, raspberries, gooseberries & a veggie garden. After exploring the grounds, relax on the expansive covered deck - perfect for watching hawks soar, enjoying quiet morning coffee, or napping in your hammock. Inside, every space has been thoughtfully updated. The Ellis-designed kitchen combines function & beauty w/ quartz countertops, S/S appliances & soft close cabinetry. Even the hallway features Ellis custom cabinetry w/ built ins & a desk nook. The primary bedroom is a true retreat w/ a spacious walk-in closet & ensuite boasting a rain head shower & soaker tub. On the lower level, 2 more bedrooms & a welcoming family room w/ electric fireplace provide comfort, w/ a separate entrance, full laundry room & ample storage. Add to that 2 garages plus a smaller 1/2 garage--ideal for a quad, motorbike or workshop. Recent upgrades include a 1200 gal concrete septic system & roof (2020), vinyl windows & hot water tank (2018). All this is just a 5 minutes from Oliver. This rare offering combines privacy, natural beauty and modern comfort in a way that is seldom available . A true paradise -- come see today! (id:6769)

Utility room 3'7" x 6'5"	Foyer 7'2" x 12'1"
Utility room 3'11" x 5'11"	Bedroom 11'2" x 13'10"
Storage 7'0" x 15'0"	4pc Ensuite bath 11'6" x 13'10"
Laundry room 11'6" x 15'7"	Other 10'9" x 11'5"
4pc Bathroom 8'3" x 11'4"	Primary Bedroom 11'2" x 12'2"
Bedroom 11'10" x 8'5"	Dining room 11'2" x 16'5"

Bedroom 13'7" x 16'8"	Living room 19'10" x 17'11"
Recreation room 19'11" x 34'3"	Kitchen 9'8" x 16'6"
3pc Bathroom 12'0" x 11'4"	

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