



# 1056 Aubrey Road West Kelowna British Columbia

\$1,350,000

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

Enjoy BREATHTAKING VIEWS OF OKANAGAN LAKE in the sought after Sunnyside community in Lakeview Heights. Unlock the potential of this classic residence. Expansive rooms and a functional layout that is truly a blank canvas. Bring your renovation ideas and make it your own. Located in a family friendly cul-de-sac, this property offers the perfect blend of tranquility and opportunity for those looking to create their dream Okanagan lifestyle. The home sits on a generous 0.31-acre lot, providing plenty of space for outdoor living, gardening, or future expansion. A unique feature of this property is the detached "bunkhouse". Complete with a full basement, this versatile space is perfect for a detached workshop, massive storage area, creative studio, or workspace. One of the most coveted perks of living in Sunnyside is the exclusive resident only access to a private beach, allowing you to enjoy the lake without the crowds. The home is perfectly positioned in the heart of the West Kelowna Wine Trail. Spend your weekends exploring world-class wineries just minutes from your front door. Despite the rural, vineyard feel, you remain close to all the amenities West Kelowna has to offer. (id:6769)



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100  
Fax:  
sbuck56@gmail.com

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|-------------------------------|-----------------------------|
| Primary Bedroom 16' x 13'9"   | Other 19'3" x 11'4"         |
| Kitchen 10'6" x 11'7"         | Storage 5'3" x 8'6"         |
| Living room 14'5" x 16'9"     | Storage 5'3" x 13'          |
| Dining room 11'9" x 11'10"    | Family room 14'3" x 16'10"  |
| Bedroom 14'5" x 10'           | Laundry room 14'3" x 16'10" |
| Bedroom 11'1" x 9'1"          | Foyer 8'8" x 11'1"          |
| 4pc Ensuite bath 8'7" x 4'11" | Bedroom 13'10" x 10'8"      |
| 4pc Bathroom 11'1" x 5'1"     | 4pc Bathroom 10'2" x 4'11"  |
| Other 18'8" x 10'0"           |                             |

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