



10795 Westshore Road Vernon British Columbia

\$774,700

Crown land out the front door. Okanagan Lake views out the back. Net-zero living in between. This home was built for people who want room to breathe and a home that carries its own weight. Set on 0.57 acres, this 2020 build looks out over the valley and lake. Inside, metallic epoxy floors and expansive south-facing windows keep the space bright and open. Quartz counters in the kitchen, a wood-burning fireplace for the cooler months, and three ductless split units for the hot and cold months. Outside, a concrete patio with a hot tub and a fully fenced, xeriscaped yard tucked into the forest. The build is the story here. 22 solar panels take it to net-zero and gut the utility bills. Fire-smart metal siding, metal roof and Hardie board accents. Radiant in-floor heating, R50+ attic insulation, 200-amp service, 60-amp garage panel ready for an EV or workshop, generator panel wired, propane roughed in. The detached double garage with loft handles the toys and the projects. Extra parking potential below on Westshore Road. Quiet, self-sufficient, and built to last. (id:6769)

Dining room 6'7" x 9'8"
Bedroom 11'11" x 7'9"
4pc Bathroom 9'11" x 5'
Bedroom 9'11" x 10'2"
4pc Ensuite bath 9'7" x 7'9"

Other 10' x 5'5"
Primary Bedroom 16'8" x 13'8"
Living room 22'9" x 18'11"
Kitchen 14'3" x 16'
Foyer 12'4" x 7'2"

Listing Presented By:



Originally Listed by:
Coldwell Banker Horizon Realty



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