



# 10831 Westshore Road Vernon British Columbia

\$524,900

Discover the charm of this 4-bed, 3-bath home in the desirable Westshore Estates. Step inside to a spacious living room where a cozy wood stove adds warmth & character. The large kitchen boasts ample space & overlooks the dining area, which flows seamlessly onto a covered deck--ideal for enjoying morning coffee while taking in the expansive yard. Main floor features a primary bedroom w/ a private half-bath ensuite, a 2nd bedroom & full bath. Downstairs, you'll find 2 more beds, 1 featuring a loft-for extra storage, a full bathroom, laundry & another wood stove. This level also provides access to the impressive 18' x 30' workshop/garage, complete w/ a workbench, perfect for hobbyists or storage. Outside, the property offers a small detached garage, greenhouse & fruit trees, including cherry, plum, & Asian pear. A hidden gem awaits on the hillside--your own little vineyard w/ a garden above, fully fenced to protect your harvest. A walkway between the vineyard & garden, leads to a secluded gazebo where you can unwind in peace. W/ ample parking in the front & back, accessible via the laneway, this home is an ideal retreat for those seeking a lifestyle away from the hustle & bustle or those looking to add a mortgage helper. Outdoor enthusiasts will appreciate the proximity to Killiney Beach, Evelyn forestry campsite, & Fintry Provincial Park. Nearby community park offers a playground, soccer field, & picnic area. Don't miss out! This home checks all the boxes. Book a showing today! (id:6769)

Other 18'0" x 30'0"

3pc Bathroom 6'1" x 6'3"

Bedroom 9'5" x 12'4"

Laundry room 7'0" x 8'5"

Bedroom 9'0" x 8'5"

2pc Ensuite bath 4'7" x 5'3"

Primary Bedroom 11'5" x 11'7"

Bedroom 12'4" x 11'7"

5pc Bathroom 7'5" x 5'0"

Living room 13'0" x 12'0"

Dining room 10'9" x 12'6"

Kitchen 8'2" x 12'6"

Listing Presented By:



Originally Listed by:

O'Keefe 3 Percent Realty Inc.

<http://www.okeefe3.com/>



Royal

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