



# 1220 Ponds Avenue Kelowna British Columbia

\$2,395,000

Stunning lake views, large yard, and a pool! The perfect combination of modern style and functionality in this bright, custom-designed walkout rancher in The Ponds community. Enjoy unobstructed Lake views from this beautiful home that backs onto park land. The main floor is designed for one-level living and is perfect for entertaining. Open-concept kitchen, living and dining that flows effortlessly to the large covered patio, perfect for enjoying the lake and city views. Massive island, high end appliances, and a butlers pantry complete this kitchen, which is open to the cozy living room with gas fireplace and dining area. Master bedroom is conveniently located off the main living and includes large walk-in closet and a spa-like ensuite with double sinks, steam shower, soaker tub and heated floors. The lower walkout level has a wet-bar, open rec room, 2 bedrooms and a sound-proofed theatre room. Lots of outdoor space in this unique offering on 1/3 of an acre with large yard AND a 38'x18' heated pool with automatic cover. Hot tub on the lower patio area as well as sauna. Tons of storage, 2 car heated garage, and even a dog wash off of the garage entrance! Too many extras to list. This home is a must-see! CALL 250-717-3133 TODAY (id:6769)

Bedroom 13'1" x 13'5"

Office 14'8" x 10'6"

Full bathroom 12'7" x 7'0"

Family room 28'9" x 23'2"

Bedroom 12'2" x 11'10"

Other 21'8" x 16'1"

Bedroom 11'11" x 12'0"

Full bathroom 4'11" x 7'11"

5pc Ensuite bath 12'8" x 11'7"

Primary Bedroom 14'0" x 13'4"

Laundry room 18'11" x 8'10"

Pantry 8'8" x 10'4"

Living room 15'7" x 16'3"

Dining room 13'4" x 11'0"

Kitchen 13'0" x 18'8"

Listing Presented By:



Originally Listed by:

Vantage West Realty Inc.

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



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

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