



# 1345 Brentwood Road West Kelowna British Columbia

\$859,000

Visit REALTOR website for additional information. School mornings are simpler at 1345 Brentwood Rd. Set on a quiet West Kelowna street, this 1,900+ sq. ft. rancher places elementary, middle and secondary schools nearby, with a bus stop approximately half a block away. Recreation, trails, golf, shopping, wineries and Highway 97 are also close at hand. Inside, three bedrooms and 1.5 bathrooms sit alongside more living space than most ranchers offer: a separate family room and living room, plus a formal dining room and a breakfast nook off the kitchen, all on one level. A fireplace anchors the living room, and the primary bedroom has a walk-in closet and a 2 piece ensuite. A 2024 gas furnace, central air conditioning and fresh 2026 exterior paint support year-round comfort, and the appliances are included. The backyard is a defining feature: flat, fully landscaped and fully fenced against deer, so the garden beds actually make it to harvest. There is an in-ground pool with a new 2023 liner, established gardens, a workshop, chicken coop and a covered deck framed by Mount Boucherie views, made for pool days, growing food, projects and time outside. An insulated attached double garage and double-wide concrete driveway provide parking for two to four vehicles. This detached West Kelowna home brings together one level living, a pool, room to spread out and a yard that is genuinely built to be used. (id:6769)

Primary Bedroom 14'3" x 11'4"

Living room 18'0" x 18'5"

Kitchen 15'11" x 11'4"

Family room 21'2" x 20'9"

Dining room 9'6" x 11'6"

Dining nook 14'1" x 15'2"

Bedroom 9'0" x 10'10"

Bedroom 9'3" x 14'5"

4pc Bathroom 9'3" x 4'11"

2pc Ensuite bath 4'9" x 5'11"

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