



1580 Chapman Road Okanagan Falls British Columbia

\$2,610,000

COURT-ORDERED SALE, PROPERTY SOLD AS-IS, WHERE-IS. A rare opportunity to acquire a substantial 38 acre vineyard estate in the heart of the South Okanagan. Set within a favourable microclimate, 26.5 acres were planted in 2018 with premium varietals, including 18.89 acres of Pinot Noir and 7.65 acres of Pinot Gris. The scale and composition of plantings offer meaningful production potential, well suited to support an existing winery or to establish a new label focused on estate-grown fruit. The 3,500 square foot residence is privately positioned on an elevated bench overlooking orderly rows of vines and expansive valley skies. Designed as a rancher with walk-out basement, the home allows for extended family living, guest accommodation, or staff housing. The main level features an open-concept great room, spacious kitchen with granite counters, vaulted ceilings in the living area, and a primary bedroom suite. The property is located in Okanagan Falls, a growing and increasingly recognized wine region known for its excellent quality wines. All offers are subject to approval by the Supreme Court of British Columbia. Bring your best offer for this great vineyard. (id:6769)

Bedroom 11'11" x 7'8"
4pc Ensuite bath 12'3" x 10'
2pc Bathroom 5' x 4'6"
Mud room 11'9" x 6'5"
Laundry room 7'7" x 7'1"
Primary Bedroom 14'3" x 13'5"
Office 9'11" x 8'5"
Living room 19'3" x 18'10"
Dining nook 10'7" x 9'11"
Dining room 16'6" x 12'11"

Kitchen 17'2" x 15'10"
Bedroom 14'7" x 10'5"
Storage 5'11" x 4'10"
Storage 6'11" x 6'1"
Storage 13'3" x 12'
3pc Bathroom 8'10" x 5'3"
Bedroom 12'4" x 11'5"
Bedroom 18'5" x 12'2"
Recreation room 20'7" x 14'7"

Listing Presented By:



Originally Listed by:
Sotheby's International Realty
Canada

<http://www.paulhague.ca/>



Royal

LePage Kelowna

#1-1890 Cooper Road , Kelowna,
BC,

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.