



1766 Garner Road Kelowna British Columbia

\$1,195,000

A rare health-conscious lifestyle property in a serene, natural setting. This beautifully renovated 4-bedroom, 3-bathroom walk-out rancher sits on a private 0.4-acre lot with a peaceful creek along the backyard, surrounded by forest and orchards. Extensively upgraded over 10 years, this home was thoughtfully designed for wellness, comfort, safety and quality. Features include non-toxic finishes with merino wool carpet in the primary bedroom, hard-wired internet, minimized EMF exposures throughout, and a whole-home IQAir air purification system--ideal for allergy-sensitive living and Okanagan fire season air quality. There is also the security of reinforced 3M basement windows, and a cozy home heating pellet stove. Enjoy your own wellness retreat with a sauna and 5-person hot tub, plus on the lower level offering a concrete wine room, cold storage, and secure bunker space. The property also offers ample garden space, RV hookup with gated access, and extensive paved parking with room to build a triple garage or workshop. Excellent income potential with suitability for short-term rental or B&B, located just 18 minutes to the Big White Ski Resort turnoff. A truly unique home blending lifestyle, health, and opportunity--book your showing to experience it firsthand. (id:6769)

Listing Presented By:



Originally Listed by:
Coldwell Banker Executives Realty

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



Royal

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| Utility room 12'1" x 5'2" | 4pc Bathroom 8'4" x 7'4" |
| Other 7' x 7'2" | 3pc Ensuite bath 9'8" x 8'2" |
| Wine Cellar 7'2" x 6'1" | Bedroom 11'8" x 12'2" |
| Storage 16'3" x 13' | Bedroom 11'8" x 9'7" |
| Other 18'11" x 13' | Primary Bedroom 12' x 16'11" |
| Recreation room 24'6" x 17'2" | Kitchen 14' x 12' |
| 4pc Ensuite bath 12'9" x 7'3" | Dining room 10' x 14' |
| Primary Bedroom 21'6" x 11'6" | Living room 13'9" x 19'7" |

Mud room 14' x 7'2"

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