



## 2185 NARAMATA Road Naramata British Columbia

\$3,349,000

Welcome to 2185 Naramata Road, a paradise of mesmerizing beauty and abundant wildlife. This one-of-a-kind waterfront property boasts sweeping lake and land views and showcases a distinctive, luxurious architectural masterpiece. Step into the foyer and living areas that open onto a breathtaking atrium, perfect for year-round gardening, hosting events, or finding personal inspiration. The living spaces, atrium, and master bedroom all lead to a completely private infinity pool and patio, accessible only from the house. The property features polished concrete floors throughout, a customized heating/cooling system, and extensive solar panels, contributing to remarkable energy efficiency. The house can be fully off-grid if desired. Each ensuite bedroom includes a sink, fridge, and outdoor access, offering potential rental income opportunities. The custom kitchen is a culinary delight, equipped with top-of-the-line stainless steel appliances, double ovens, a six-burner stove with a grill, and two islands. Take your elevator to the lower level, which includes a secondary kitchen with walk-in fridge/ freezer, an extraordinary wine cellar & tasting bar, workshop/storage & large office. The property's Merlot grapes are sold to local wineries, generating income and farm status. A secondary building on the property is designed for wine production and can be converted into two rental suites, presenting enormous potential for rental income with no restrictions. (id:6769)

Other 18'5" x 49'1"

Other 18'5" x 40'10"

Wine Cellar 8'5" x 17'0"

Utility room 12'7" x 39'4"

Utility room 5'11" x 10'1"

Storage 36' x 7'2"

Storage 19'5" x 29'0"

Other 5'8" x 15'5"

Primary Bedroom 18'9" x 18'4"

Living room 18'8" x 18'7"

Laundry room 9'3" x 7'

Kitchen 18'8" x 15'2"

Great room 23'3" x 27'9"

Dining room 18'8" x 10'11"

Bedroom 18'7" x 19'6"

Bedroom 15'0" x 11'11"

Listing Presented By:



Originally Listed by:

Chamberlain Property Group



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 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.

Other 5'3" x 4'3"

5pc Ensuite bath Measurements not available

2pc Bathroom Measurements not available