



# 2213 Shannon Woods Place West Kelowna British Columbia

\$1,299,900

Rare opportunity to own this beautiful custom built 3825 sq.ft walkout rancher backing on to beautiful Shannon Lake Golf Course. Located on a quiet cul-de-sac, this home has been lovingly cared for and meticulously maintained by the owners for the past 30+ years. The main level has a formal living/dining area with fireplace, kitchen with eating nook and pantry overlooking the golf course and an adjoining family room with cozy fireplace. Main level has 3 bedrooms including a huge primary suite with 5 piece ensuite and walk-in closet. There are two additional bedrooms, full bathroom and laundry room - 1,953 sq.ft on the main level. The lower level is huge and can meet all of your needs - another bedroom, office area, bathroom, massive storage area. Everything is relatively new including the roof, appliances, boiler system, radiant heating, hot water tank. security system, 2 gas fireplaces - the list goes on and on. Double garage, numerous sheds, rv parking, fully fenced with spectacular landscaping including beautiful koi pond, fruit trees, an abundance of flowers, lovely decks and patios perfect to enjoy the serene privacy and the amazing golf course. Located minutes from shopping, wineries, beaches and a quick drive into Kelowna this location is perfect. Close to schools and public transportation. This is a unique GEM of a home that rarely comes on the market!! (id:6769)

Full bathroom 5'6" x 9'1"  
Storage 23'6" x 17'10"  
Bedroom 11'9" x 14'2"  
Office 10'4" x 6'  
Recreation room 45'6" x 26'7"  
4pc Bathroom 10'1" x 5'  
Bedroom 10'8" x 10'8"  
Bedroom 10'1" x 10'5"  
5pc Ensuite bath 10'8" x 10'

Primary Bedroom 19'7" x 16'  
Other 10'11" x 5'10"  
Foyer 10'1" x 8'7"  
Dining nook 6' x 9'1"  
Family room 21'5" x 11'  
Kitchen 11'1" x 18'11"  
Dining room 9'11" x 17'9"  
Living room 18'4" x 14'

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

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Royal

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