



## 261 BENTGRASS Avenue Oliver British Columbia

\$799,000

IMPRESSIVE BRAND-NEW 3 BED/3 BATH Rancher located in Oliver's newest neighborhood, The Meadows. This stunning home is on a spacious corner lot & offers a fantastic floor plan with 1761 sq ft of single-level living. This beautifully crafted home showcases quality finishes throughout & is designed for modern comfort & style. Perfectly suited for families, entertaining, or anyone looking for a bit of extra space. Private, covered entry off the street. The interior greets you with 9' ceilings, vinyl plank flooring, a fireplace & an abundance of natural light. The kitchen features quartz counters, kitchen island, wine fridge, SS appliances, gas range, large walk-in pantry & stylish lighting. Sliding doors from the great room open to a huge south-facing back yard with fantastic views. Privacy vinyl fencing & lush green irrigated lawn offers plenty of space to play, entertain or relax. Spacious primary suite has a walk-in closet with ample built-in shelving/drawers & 3-pce ensuite with walk-in shower. Quartz countertops & tile flooring in all bathrooms. Separate laundry area with full-size washer/dryer. Double garage & 4' crawl space for your storage needs. Hot water on demand, high-efficiency natural gas furnace, central A/C. Prewired for EV & Solar. The home is built with ICF foundation for improved energy efficiency & a more comfortable home. 10-year Home Warranty. GST is applicable. Great location near the Okanagan River Hike & Bike Trail & walking distance to town amenities. (id:6769)

Partial bathroom 5' x 5'

Laundry room 6'4" x 7'6"

Utility room 5' x 3'1"

Full bathroom 8'6" x 8'8"

Bedroom 10' x 12'

Bedroom 10' x 12'

Full ensuite bathroom 10' x 7'6"

Kitchen 11' x 12'

Living room 15'8" x 20'

Primary Bedroom 16' x 12'

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Listing Presented By:



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