



3077 Quail Crescent Kelowna British Columbia

\$1,299,000

Welcome to 3077 Quail Crescent—an exceptional family home in Kelowna's sought-after University District, offering space, meaningful upgrades, and true "stay-home" amenities. With 3,807 sq ft finished over three levels, this 4 bed, 4 bath layout is built for real life. The main floor features an oversized kitchen with island, bright living and dining areas, and a dedicated office—ideal for working from home. Upstairs you'll find a generous primary suite with walk-in closet and a beautifully refreshed ensuite featuring new tile and heated floors, plus additional bedrooms and a large bonus room perfect for kids, hobbies, or a second TV lounge. Ultimate day-to-day convenience: this home offers two laundry rooms—one up where the bedrooms are, and a second on the lower level. The lower level was newly developed in 2023 and adds major flexibility: a bedroom with ensuite, second laundry, games/rec space, and a fully dialed theatre room. The theatre is seriously soundproofed with Dolby Atmos surround—over \$40,000 invested in construction, seating, and equipment. Outside, enjoy a private, fenced yard with underground irrigation, deck space for entertaining, and a hot tub to finish the day. Practical upgrades include high-efficiency furnace and A/C, on-demand hot water, LED lighting throughout, a new garage door, and freshly painted exterior. The attached double garage and included garage cabinetry round out a home that's been thoughtfully improved and is ready for its next chapter. (id:6769)

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| Laundry room 5' x 2'9" | Storage 5'11" x 10'11" |
| Other 7' x 8'1" | Storage 10'4" x 3' |
| Primary Bedroom 23'3" x 13'8" | Recreation room 18'3" x 13' |
| 4pc Bathroom 14'10" x 6'2" | Laundry room 9'1" x 11'1" |
| 5pc Ensuite bath 11'6" x 13' | Bedroom 15'8" x 12'11" |
| Bedroom 11'10" x 13'3" | 3pc Ensuite bath 11'1" x 5'3" |
| Bedroom 13'10" x 10'1" | 2pc Bathroom 7'1" x 2'11" |
| Other 10'11" x 21'7" | Dining room 13'4" x 12'2" |
| Utility room 11'3" x 10'5" | Poyer 7'0" x 6'1" |

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