



## 3403 Kingfisher Road West Kelowna British Columbia

\$699,000

Not your average Sage Creek home! Absolutely stunning from the curb appeal to the gorgeous back patio and everything in between. Pride of ownership inside and out, this meticulously maintained rancher is spacious, bright and shows like new. Two bedrooms PLUS den, including a generous primary suite with 4 piece ensuite. The den serves as a cozy front room nicknamed the ""Starlight Lounge"" by the owners; where you can relax and enjoy the nighttime city lights. It could easily be converted into a third bedroom. Gorgeous island kitchen with quartz countertops, loads of cabinetry, and stainless steel appliances. Ample living and entertaining space in the adjoining family room and dining area with direct access to the patio. Outdoor living space delineated by mature landscaping and privacy - but without the standard retaining walls that adorn the majority of the complex. Large double garage, oversized windows, spacious laundry room, irrigation, dual access crawl space, 9' ceilings, gas bbq hook-up, fresh paint throughout; the list goes on. Heron II floorplan. 2 pets welcome with management approval. Sage Creek offers a strong sense of community coupled with a wealth of amenities, including a clubhouse with a gym, social room, library, and patio. This walkable location provides easy access to Two Eagles Golf Course, public transportation, shopping, and restaurants. 45+ community. RV parking available. No PTT or speculation tax! (id:6769)

Office 10'11" x 13'1"

Other 17'6" x 18'11"

Dining room 10'11" x 13'2"

Laundry room 15'2" x 6'8"

Bedroom 13'9" x 11'8"

Full bathroom 10'11" x 13'1"

Full ensuite bathroom 8'5" x 8'2"

Primary Bedroom 15'4" x 14'1"

Living room 9'5" x 13'3"

Kitchen 10'11" x 13'3"

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Royal

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