



Royal LePage® Lannon Realty, Brokerage

401 Barrie Drive Oliver Paipoonge Kakabeka Falls Ontario

\$1,375,000

A rare country retreat with unforgettable Nor'Westers views! Set on 12.49 private acres of rolling fields, mature trees and open sky, 401 Barrie Drive offers the space, setting and lifestyle buyers dream of. The bright main level features an expansive open-concept living area, renovated kitchen, sunroom, primary suite with ensuite and private sun deck, plus a second bedroom and full bath. The finished walkout lower level offers three additional bedrooms, a second kitchen, family room and full bath, ideal for extended family, guests or flexible living. Outside, enjoy the peaceful acreage, pond, large hot tub, attached double garage, heated detached garage/workshop and multi-bay equipment shed. With geothermal heating and solar panels adding exceptional efficiency, this is a one-of-a-kind rural property minutes from town. (id:6769)

Family room 3.96 m X 3.66 m

Kitchen 4.42 m X 1.91 m

Bedroom 3 3.66 m X 3.51 m

Bedroom 4 3.66 m X 3.2 m

Bedroom 5 3.66 m X 3.35 m

Utility room 3.66 m X 2.44 m

Living room 9.45 m X 4.42 m

Sunroom 3.96 m X 3.66 m

Kitchen 3.86 m X 3.05 m

Primary Bedroom 3.35 m X 3.86 m

Bedroom 2 3.66 m X 3.35 m

Listing Presented By:



Originally Listed by:

Royal LePage® Lannon Realty

<https://christinelannon.royallepage.ca/>



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 MLS®, 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.