



## 4811 Bulman Road Kelowna British Columbia

\$849,000

This charming five-bedroom home (4 bedrooms Plus Den) is situated on a quiet no through road. The property is well-maintained and is currently owned by a professional builder. The home is conveniently located within minutes of the University of British Columbia Okanagan (UBCO) and the Kelowna International Airport. It is a 10 minute drive to Orchard Park Mall and other shopping, as well as middle and secondary schools. This family-friendly home is situated in the Scotty Creek neighbourhood, just a block away from Ellison Elementary School and surrounded by residential homes and orchards. The street is located in a quiet cul-de-sac. The upstairs includes a master bedroom with a bonus/baby room and 3 piece ensuite. An additional bedroom, 3 piece bath, spacious kitchen, living and dining area, and large patio complete the top floor. Downstairs contains a living room, 3 bedrooms, a 3 piece bath, laundry room, storage room and separate entrance. The basement could be easily converted to a separate suite. This property offers lots of space and a large yard for a growing family in a peaceful neighbourhood. Quick possession is possible. Furnace replaced 2021. (38025106) Measurements approximate, if important, please verify. (id:6769)

Utility room 5'1" x 5'7"

Living room 11'1" x 19'7"

Mud room 10'8" x 13'5"

Laundry room 5'1" x 8'11"

Den 12'4" x 8'1"

Bedroom 10'5" x 11'1"

Primary Bedroom 11'9" x 13'3"

3pc Bathroom 10'5" x 5'5"

Primary Bedroom 11'8" x 13'5"

Living room 12'9" x 20'6"

Kitchen 10'9" x 12'2"

Dining room 10'9" x 8'11"

Den 8'1" x 8'3"

Bedroom 9'3" x 11'1"

3pc Ensuite bath 8'3" x 4'6"

3pc Bathroom 10'9" x 5'6"

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Royal LePage Kelowna

<http://www.sambelete.royallepage.ca/>



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com