



## 5312 Fulton Place Peachland British Columbia

\$1,549,000

Rare semi-waterfront location! This exceptional private retreat offers breathtaking views of Okanagan Lake and backs directly onto Beach Ave. Nestled in a quiet, highly desirable neighbourhood, the property includes a licensed buoy for your boat, perfect for embracing the Okanagan lifestyle. This custom-built home showcases quality craftsmanship throughout, featuring a grand foyer, stunning quarried stone, and beautiful exposed wooden beams. This well-maintained residence offers 3 bedrooms + office and a media room that could double as a home gym. A spacious loft with a balcony has endless possibilities as a studio, games room, or additional bedroom. The finished walkout basement features a separate entrance with a privacy door, plus a wet bar that provides your guests' ultimate privacy with the potential to suite. Step outside to your serene, private backyard oasis, complete with more quarried stone, wooden beams, extensive stamped concrete, and an impressive marble fire table. This beautifully landscaped backyard with no lawn to cut offers direct access to Beach Ave via private stairs. Multiple decks and outdoor living spaces create the perfect setting to relax or entertain while listening to the waves or watching kayakers pass by. This move-in-ready home features lots of fresh paint throughout and is smoke and pet-free. Furniture is negotiable. Hot water tank (2026), poly-B replaced (2024), garage heated (2016), furnace (2017), roof (2018). Smart irrigation system. (id:6769)

Loft 12' x 22'9"

Loft 11'2" x 11'11"

Media 19'10" x 14'7"

Full bathroom 10'2" x 7'4"

Bedroom 15'10" x 14'9"

Family room 18'7" x 16'

Bedroom 11'9" x 13'5"

Laundry room 13'2" x 9'11"

Office 16'6" x 11'11"

Partial bathroom 3'4" x 6'6"

Mud room 9'2" x 8'2"

Dining room 10'1" x 11'9"

Kitchen 10'2" x 13'2"

Living room 16'1" x 16'1"

Foyer 12'2" x 7'11"

Full ensuite bathroom 14'11" x 11'1"

Primary Bedroom 11'8" x 16'

Listing Presented By:



Originally Listed by:  
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