



## 653060 Range Road 224 Colinton Alberta

\$449,900

This beautifully maintained 5-bedroom, 3-bathroom, 4-level split offers both space and serenity just minutes from town. Nestled on a private, 5.19-acre landscaped yard with mature trees, this home is so much more than a place to live; it is a place to relax as well. From the moment you arrive, the aggregate driveway pad and sidewalks set the tone for the care and upgrades you'll find throughout. Step outside and enjoy a private deck area, perfect for entertaining or relaxing, while the playhouse and wooded trails invite fun and exploration right in your own backyard. Inside, you'll appreciate that this isn't your typical split-level layout – with only two steps between two of the levels, the home flows effortlessly and offers comfort for all ages. All four levels are fully finished, providing plenty of living space for an active or growing family. Upgrades are found throughout, and the home strikes the perfect balance between modern function and warm, welcoming style. With its convenient location in Century Estates, close to town yet surrounded by peace and privacy, this property truly offers the best of both worlds. If you've been looking for a home that gives you room to live, play, and breathe, this one is ready to welcome you. (id:6769)

Bedroom 13.75 Ft x 12.58 Ft

Recreational, Games room 17.75 Ft x 24.92 Ft

Furnace 3.58 Ft x 16.50 Ft

2pc Bathroom 7.17 Ft x 5.75 Ft

Bedroom 9.75 Ft x 8.17 Ft

Breakfast 8.83 Ft x 10.75 Ft

Dining room 12.58 Ft x 9.25 Ft

Family room 20.08 Ft x 12.75 Ft

Kitchen 18.92 Ft x 12.75 Ft

Foyer 5.75 Ft x 8.58 Ft

Living room 12.83 Ft x 16.42 Ft

3pc Bathroom 6.83 Ft x 7.42 Ft

4pc Bathroom 8.42 Ft x 7.25 Ft

Bedroom 10.00 Ft x 9.92 Ft

Bedroom 9.83 Ft x 9.92 Ft

Primary Bedroom 13.08 Ft x 14.25 Ft

Listing Presented By:



Originally Listed by:

ROYAL LEPAGE COUNTY REALTY



Royal

**LePage Kelowna**

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