



8163 Old Kamloops Road Vernon British Columbia

\$2,199,000

LAKEFRONT LUXURY ON SWAN LAKE -- Experience an extraordinary blend of elegance, comfort, and natural beauty on 11.87 acres of pristine waterfront, just 5 minutes from Vernon with effortless Hwy 97 access. This 5000+ sq. ft., 5-bedroom, 4.5-bath estate was built and recently upgraded for refined living. State-of-the-art systems include a new heat pump & air handler, electric furnace, dual hot water tanks, sump pump with updated electrical, recirculating pump, humidifier, 200 AMP service, and 100 AMP in the boat house, plenty of power here for future development. Lush, irrigated grounds with new drip lines create a picturesque setting for your private oasis. Entertain beneath a vaulted cedar roof, relax under a newly built pergola, or unwind in the Hydro Pool hot tub and take in the country views. Elegant interiors feature soaring coffered ceilings, custom millwork, and a dramatic vaulted wood-beamed family room. The gourmet kitchen boasts new appliances a large island offering plenty of prep space. The bright windows allow the natural light to flood the area while French doors lead you out to the manicured outdoor spaces. The second floor boasts 3 bedrooms, one with an ensuite and the other share a jack and Jill bathroom. With suite potential in the massive lower level and zoning for a carriage house, this property offers unmatched versatility. Live where luxury meets the lake--every day feels like a retreat. (id:6769)

5pc Bathroom 11'5" x 5'8"

Bedroom 10'11" x 15'7"

Bedroom 14'3" x 13'1"

3pc Ensuite bath 10'0" x 5'0"

Bedroom 13'10" x 12'9"

Utility room 10'5" x 4'9"

Utility room 21'2" x 5'7"

Storage 10'6" x 4'9"

Recreation room 43'8" x 30'9"

Family room 14'10" x 17'1"

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

Bedroom 17'5" x 11'11"

Dining room 12'8" x 15'2"

Media 11'9" x 15'2"

2pc Bathroom 6'2" x 5'0"

Laundry room

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Royal

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Office 14'4" x 7'6"

Living room 17'9" x 15'4"

Games room 17'0" x 14'9"