



# 1686 Pritchard Drive West Kelowna British Columbia

\$1,650,000

Waterfront living with 2 boat slips on one of West Kelowna's most prestigious roads. This home is situated among only 48 properties that sit on the canal which are within walking distance to the incredible Pritchard Park and Frind winery; the only waterfront winery in all of North America. As soon as you step inside this home you are greeted by 2600 square feet of sprawling one level living that provides 4 bedrooms (could be 5), 3 bathrooms, 2 living rooms and an open concept kitchen/dining experience that capitalizes on lake views and functionality. The interior of the home has been completely repainted giving a fresh and clean welcome. The home enjoys good sized bedrooms while the primary enjoys an ensuite, walk in closet and private sliding glass doors that lead to your covered hot tub over looking the tranquil canal. The fourth bedroom is very sizeable and provides a great option for an older child or guests as it sits opposite the other rooms and has it's own exterior entrance along the side of the home. Outside, the home has a large covered seating area that faces West capturing Mission Hill Winery in the distance and providing privacy from neighboring properties. The home allows two motorized vehicles and has a covered area at the waterfront for your paddle boards, kayaks and other water toys. Experience Okanagan waterfront living at a fraction of the typical cost and without the heavy taxes, call your Realtor to schedule a showing today. (id:6769)

Workshop 13'7" x 9'5"	Den 11'6" x 15'5"
Other 7'5" x 12'11"	Bedroom 17'7" x 10'1"
Primary Bedroom 13'9" x 14'8"	Bedroom 9'8" x 13'7"
Living room 19'7" x 19'10"	Bedroom 9'8" x 13'6"
Laundry room 5'7" x 7'9"	5pc Bathroom 5'7" x 10'8"
Kitchen 10'3" x 20'2"	3pc Ensuite bath 5'6" x 7'8"
Family room 13'8" x 18'2"	Partial bathroom 7'4" x 4'8"
Dining room 11'5" x 10'0"	

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