



# 2835 Canyon Crest Drive 2 West Kelowna British Columbia

\$954,900

**\*\*EDGE VIEW AT TALLUS RIDGE SHOWHOME OPEN SAT & SUN 12-3PM\*\*** Welcome to Edge View at Tallus Ridge. Edge View at Tallus Ridge - #2 is 2418 sq ft (approx) walk-out rancher townhome. Overlooking Shannon Lake, this is your opportunity to enjoy the best of the West Kelowna lifestyle. 2 bedrooms plus 2 flex/den, 3 bathrooms and a double, side-by-side garage. With the primary bedroom on the main floor, enjoy quick access to the kitchen, living/dining area and laundry room. The primary ensuite includes a deluxe soaker tub, double sink vanity, semi-frameless glass shower stall and walk-in closet. The high-end modern kitchen includes premium quartz countertops, slide-in gas range stove, stainless steel dishwasher and refrigerator. Downstairs you'll find 1 additional bedroom and bath, 2 flex rooms and large recreation room. Relax on your partially covered deck and lower patio with amazing views of Shannon Lake! Advanced noise canceling Logix ICF Blocks built in the party wall for superior durability and insulation. 1-2-5-10 Year New Home Warranty, meets Step 4 of BC's Energy Step Code. Shannon Lake is a 5 minute drive to West Kelowna shopping, restaurants, entertainment, and close to top rated schools. Escape to nature with a small fishing lake, a family-friendly golf course and plenty of hiking and biking trails. Under construction. Move-in Summer 2024. No PTT (some conditions may apply.). Some listing photos of a similar unit/rendering. (id:6769)

Full bathroom Measurements not available  
Recreation room 17'3" x 19'4"  
Bedroom 9'7" x 16'9"  
Den 13'4" x 12'11"  
5pc Ensuite bath Measurements not available

Primary Bedroom 12'11" x 13'  
Partial bathroom Measurements not available  
Living room 13'11" x 12'  
Kitchen 13'2" x 15'  
Dining room 13'2" x 10'6"

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