



3990 Senger Road Kelowna British Columbia

\$1,495,000

Enjoy mild winters & great sun exposure year round on this 5.51 Acre Horse property in SE Kelowna, BC boasting a recently upgraded 3 bed 2 bath house on city water, with garage & shop. Surrounded by orchards & vineyards at the end of a dead-end road, offering peace & quiet with beautiful views. Mission Creek Greenway & Gallagher Canyon access right off the back of the property for trail rides or hiking. Nicely laid out to maximize the use of the property & efficiency of maintenance. Excellent fire mitigation area. The property is completely fenced & cross-fenced. There are 9 double hot wired paddocks with shelters, shade trees & access to a hydrant for each. There are also 6 pastures, a round pen & an outdoor arena. Opportunity to build an indoor arena on the outdoor arena footprint. City water and irrigation front to back. The whole property is well drained. Ample space for parking & maneuvering horse trailers & the farmyard driveway is a good gravel surface. Well suited for a boarding or breeding operation, clinics, training or just enjoy your own private horse heaven! There is a huge tack room that is dry & safe with room for boarders. A large shop provides storage & a dry work area. No home plate which could allow the existing residence to stay and build a new residence at the back view spot. New paint inside & out on much of the house & a new fire rated roof. Fences could be easily pulled to create an orchard. All fields/paddocks were cultivated & rock picked. (id:6769)

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|--------------------------------|-------------------------------|
| Utility room 10'2" x 14'9" | 4pc Bathroom 8'3" x 6'2" |
| Utility room 5'5" x 12'11" | Bedroom 12'6" x 8'9" |
| Storage 8'5" x 5'5" | Primary Bedroom 11'6" x 12'5" |
| 3pc Bathroom 11'7" x 11'8" | Kitchen 23'3" x 16'0" |
| Bedroom 10'10" x 12'8" | Dining room 9'3" x 11'4" |
| Recreation room 24'6" x 16'11" | Living room 17'2" x 25'5" |

Listing Presented By:



Originally Listed by:
Coldwell Banker Executives Realty



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