



## 1361 Lambly Place Kelowna British Columbia

\$924,900

Welcome to 1361 Lambly Place—a fully renovated 3-bed + den, 3-bath home in the highly sought-after Old Glenmore neighborhood. From the moment you arrive, you'll notice no detail has been overlooked. Step inside to a bright, professional addition that serves as a welcoming entryway, complete w/ ample storage & cabinetry. The main level features an open concept kitchen equipped w/ SS appliances, a spacious island w/ quartz countertop, & access to a covered front patio—perfect for enjoying the sunset. Adjacent to the inviting living area, you'll discover a versatile flex space ideal for an office or playroom. Your main floor 5-piece bathroom ensures comfort for everyone, while a dedicated laundry room enhances convenience. The primary suite boasts slider doors leading to a large outdoor deck, perfect for savouring morning coffee & sunrises. The stunning 3-piece ensuite, featuring a tiled walk-in shower, was professionally added in 2021. Venture to the lower level where you will find two spacious bedrooms, a 4-piece bathroom, large living area, & summer kitchen—which can be easily converted to a suite w/ separate access. Your private yard had landscaping, fencing & irrigation all updated in 2022. Big-ticket upgrades includes (Windows '21, HWT '24, Furnace '16, AC '18, Hardie plank and plumbing & electrical upgrades). Enjoy close proximity to the rail trail, downtown shopping, amenities & Bankhead Elementary School. This is your chance to own a truly turn-key home—don't miss out! (id:6769)

Utility room 8'5" x 8'

Full bathroom 4'10" x 7'3"

Recreation room 10'2" x 22'7"

Kitchen 10'6" x 10'9"

Bedroom 11'3" x 11'7"

Bedroom 11'10" x 10'10"

Foyer 8'16" x 12'5"

Full bathroom 7' x 8'

Laundry room 9'4" x 7'8"

3pc Ensuite bath 8'11" x 4'7"

Primary Bedroom 10'1" x 12'

Office 7'3" x 9'7"

Living room 19'3" x 12'4"

Kitchen 19'2" x 11'8"

Listing Presented By:



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