



# 3101 McIver Road West Kelowna British Columbia

\$775,000

IN-GROUND POOL ~ HOT TUB ~ FANTASTIC FAMILY HOME! Welcome to the lovely Glenrosa neighbourhood of Heritage Pines, close to mountain bike trails, schools & a local corner store. This large corner lot has been xeriscaped for low maintenance and it's an amazing opportunity for a young family! The floor plan offers three bedrooms upstairs with two full bathrooms, including a larger primary bedroom with en-suite. The main level has two living room areas, one more formal with a dining area too, & the other just down a few steps & opening out onto a patio and large back yard. Enjoy an in-ground solar heated pool, with a new slide & a gorgeous Jacuzzi hot tub to make your winter months fun as well! The private backyard is fully fenced for your dog(s) & the synthetic turf makes for great low maintenance! This home has some great updates including a new dishwasher, a Nest system for heating & cooling, a great hot water on demand tankless system & a 200 AMP panel (including a 50 AMP dedicated RV outlet). RV parking accommodates a 40 foot trailer! Double garage insulated with a 5000w heater & an EV charger would be easy to add. ALSO: Secure electric window shutters are great for lock & leave. Next to Last Mountain Park & the hiking trail system through Glen Canyon. Tennis court, park & playground are nearby. Great dirt biking & ATV-ing trails too! Mountain bikers ~ only steps away from the Power Creek trail exit. Crystal Mountain Telemark Nordic Ski Club is not far. Come have a look! (id:6769)

4pc Bathroom Measurements not available

Bedroom 9'5" x 9'8"

Primary Bedroom 12'7" x 13'5"

3pc Ensuite bath 6' x 10'9"

Bedroom 9'2" x 13'10"

Dining nook 8'6" x 8'10"

Dining room 11'0" x 8'2"

Family room 18'9" x 13'3"

Living room 15'1" x 14'11"

2pc Bathroom 4'3" x 4'8"

Laundry room 16'10" x 11'3"

Other 19'1" x 21'7"

Kitchen 7'2" x 9'6"

Listing Presented By:



Originally Listed by:  
Coldwell Banker Horizon Realty

<http://www.stephaniegilchrist.com/>



**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

Phone: 250-493-2244  
tammykozari@gmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.