



# 3411 WATER BIRCH CIRCLE Circle Kelowna British Columbia

\$1,119,612

Welcome to this stunning 4-bedroom, 3-bathroom home in the prestigious McKinley Beach community, offering breathtaking panoramic views of Okanagan Lake. This thoughtfully designed residence blends luxury, comfort, and functionality, starting with an open-concept main floor featuring a bright living room, dining area, and a gourmet kitchen with a spacious island, stainless steel appliances, and high-end finishes. Perfect for entertaining or family living. Step out onto the expansive covered deck with a power sunshade and enjoy lake views year-round in comfort and style. The main floor also includes a generously sized primary bedroom with ensuite, as well as main-floor laundry. Downstairs, you'll find two additional bedrooms, a full 4-piece bathroom, and a large rec room—ideal as a media room, gym, or playroom. Additional highlights include a double garage with a 220V outlet for EV charging, excellent craftsmanship throughout, and ample storage. As a McKinley Beach resident, enjoy exclusive access to amenities including an indoor pool, hot tub, fitness centre, yoga studio, tennis and pickleball courts, walking trails, and a children's playground. You'll also have direct beach access, water sport rentals, and potential for boatslip leasing at the McKinley Beach Marina. This is a rare opportunity to own a home offering luxury lakeside living in one of Kelowna's most sought-after communities. Book your private viewing today! Immediate processing available!!! (id:6769)

Living room 13'11" x 13'4"	Other 21' x 21'9"
Laundry room 6'9" x 5'9"	Foyer 8'1" x 6'
Kitchen 13'3" x 13'9"	Utility room 6'9" x 13'1"
Dining room 7' x 13'10"	Recreation room 22' x 17'3"
Bedroom 12'1" x 11'5"	Bedroom 12'2" x 13'5"
Primary Bedroom 12'2" x 18'10"	Bedroom 12'2" x 12'4"
4pc Ensuite bath 8'0" x 10'1"	4pc Bathroom 12'2" x 8'3"
4pc Bathroom 9'2" x 11'0"	

Listing Presented By:



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Royal LePage Kelowna



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