



## 422 Longspoon Place Vernon British Columbia

\$1,299,000

The appeal of outdoor living spaces and living large in a compact home is all about clever design and maximizing the impact of key features. A carved, grotto-like setting serves as an extension of your living space and creates a resort-like atmosphere, perfect for taking advantage of the many sitting areas, saltwater heated pool and synthetic putting green that smoothly combine inside comfort with outdoor freedom. These spaces efficiently increase the usable square footage of the home. Tastefully appointed with a modern kitchen, dining and living room all leading to a west-facing screened-in deck featuring an outdoor tv and hot tub. The primary bedroom and ensuite with glassed walk-in shower, a den with French doors, an additional powder room, laundry/mud room complete the main floor. The fully finished walk-out level is similarly appointed with two bedrooms and one bathroom, family plus games room all perfectly integrated with the outdoors. Residents of Predator Ridge enjoy resort-style amenities, including two golf courses, restaurants, a racquet club, a network of trails, while also benefiting from the peace and tranquility of a natural setting. (id:6769)

Storage 9'3" x 8'3"

Bedroom 9'11" x 11'8"

Bedroom 11'11" x 10'9"

Family room 11'9" x 17'8"

Games room 15'2" x 19'0"

4pc Bathroom Measurements not available

Dining room 9'11" x 12'6"

Kitchen 9'11" x 11'0"

Great room 14'0" x 17'0"

Den 11'5" x 10'0"

2pc Bathroom Measurements not available

4pc Ensuite bath 8'6" x 9'1"

Primary Bedroom 11'11" x 14'8"

Listing Presented By:



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