



# 4295 North Naramata Road Naramata British Columbia

\$1,250,000

Okanagan dream home located in a tranquil area with breathtaking 180-degree views of the lake, vineyards, and orchards. Enjoy spectacular sunsets from your spacious front deck, perfect for morning coffee or evening relaxation. Features include private driveway, mature blue spruce & willow trees, and fence with retaining wall for privacy and protection. Bright interior boasts bamboo hardwood, natural slate flooring, abundant natural light and scenic view from the windows. Atrium dining nook enhances the living experience with additional views. Blaze King wood stove with glass door provides cozy winter warmth and helps reduce heating costs. New solar blinds on the main floor and blackout blinds in bedrooms ensure comfort all year. Loft bedroom includes an ensuite bath and a balcony with southwest views. Well-maintained AC and furnace systems, one-car garage with plenty of storage & EV Level 2 charger and automatic door. Set on a half-acre lot, there is ample green space for gardens, with several raised beds already in place. The xeriscaped front yard minimizes water usage and maintenance. The property includes a spacious one-bedroom legal suite with a large patio, ideal for vacation rentals or as a private guest space. 5-minute drive from the KVR, Wharf Park, and Naramata Pub, don't miss this rare opportunity to own a property that offers beauty, comfort, and versatility. (id:6769)

Primary Bedroom 15'0" x 15'0"

4pc Ensuite bath Measurements not available

Laundry room 11'0" x 9'0"

Other 5'0" x 3'0"

Bedroom 13'0" x 11'6"

3pc Bathroom Measurements not available

Living room 14'0" x 14'0"

Kitchen 11'6" x 10'0"

Foyer 13'0" x 6'8"

Family room 20'6" x 12'8"

Dining nook 11'0" x 10'0"

Dining room 12'6" x 11'0"

Bedroom 11'6" x 9'6"

4pc Bathroom Measurements not available

Kitchen 13'0" x 11'0"

Listing Presented By:



Originally Listed by:  
Royal LePage Locations West

<https://teamchapman.ca/>



**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.