



# 457 Valley Road Kelowna British Columbia

\$1,300,000

Attention Home Based Business Owners and Entrepreneurs! Live and work from home! Located on a sprawling .69 acre lot, this home boasts a professional park-like setting perfect for outdoor enthusiasts. The well-maintained grounds feature lush landscaping, mature trees, and manicured gardens, chicken coup and greenhouse, providing a serene and peaceful retreat. The spacious 4 bedroom, 2 bathroom home offers plenty of room for a growing family, with a cozy wood-burning stove adding warmth and charm to the living space. One highlight of the property is the massive heated shop, ideal for storing all of your outdoor equipment, tools, and toys. Additionally, LEVEL, RV parking and room for all the work trucks and toys is available for those who enjoy traveling and exploring the great outdoors. Whether you're taking in the beauty of the outdoors or enjoying the comfort of the indoor living spaces, this property has something for everyone. Bring your ideas. Current owner has operated a successful landscape business here for decades. Don't miss out on the opportunity to make this incredible property yours today. City supports a second home on the property! Do your own due diligence. All measurements from iguide. (id:6769)

- Bedroom 9'4" x 15'8"
- Bedroom 10'6" x 15'9"
- Sunroom 7'5" x 10'
- Primary Bedroom 12' x 14'6"
- Office 7' x 12'3"
- Mud room 5'11" x 8'2"
- Living room 15' x 18'5"

- Kitchen 8'4" x 11'4"
- Foyer 6'2" x 12'6"
- Family room 19'10" x 11'5"
- Dining room 8'4" x 9'1"
- 4pc Bathroom 8' x 9'6"
- 3pc Bathroom 4'8" x 9'4"

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

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