



# 5840 Westwynd Drive Falkland British Columbia

\$524,900

Fantastic 4 bedroom, 2 bath, family home located on quiet culdesac location with stunning mountain views. Oversized .35 acre lot with private, fully fenced back yard, loads of parking and room for RV/boats/etc. This lovely split level home offers bright and spacious living room/bay window, formal dining room with access onto great deck with backyard access. Bright and cheery eat in kitchen. Primary bedroom is spacious and features backyard and mountain views. Two additional good size bedrooms and full bath located on main floor living area. The lower level features a 4th bedroom, oversized family/rec room. New vinyl plank flooring and fresh paint throughout basement. Full updated bath downstairs, great laundry area. Suite potential with separate entrance and roughed in plumbing. Updates include new furnace (2023) with coil for future AC. New hot water tank (2024). New water lines (2024). Attached single car carport. Huge, level backyard with mature trees in the back offers the perfect opportunity for outdoor living with loads of space for the kids, gardens, and more. Extremely quiet and peaceful living opportunity await in great neighborhood. Huge potential in this great family home. (id:6769)

Full bathroom 9'1" x 5'3"  
Laundry room 8'9" x 11'2"  
Family room 22'10" x 12'  
Bedroom 9'1" x 11'3"  
Bedroom 9'1" x 7'10"  
Bedroom 8'11" x 11'5"

Full bathroom 11'4" x 4'11"  
Primary Bedroom 13'2" x 11'4"  
Dining room 9'5" x 11'10"  
Kitchen 11'10" x 13'2"  
Living room 15'3" x 13'7"

Listing Presented By:



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RE/MAX Vernon

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



**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

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

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