

## Residential Client Short

### #52 6100 Old Vernon Road, Kelowna, V1X 7T8



Sub Area: **EL** Price: **\$599,000**

MLS® #: **10246662**  
 Status: **Sold**  
 Sub Area: **EL - Ellison**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family - Bare Land Strata**  
 Style/Story: **Rancher**  
 Fireplace:  
 Ext Feature: **Fenced Yard, Private Yard**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**Great starter, retirement or investment property. So much potential in this 1260sf 3 bedroom 1 bath rancher in Country Rhodes, a fantastic family friendly complex. This home is conveniently situated across from community outdoor pool, playground park and clubhouse with pool table and kitchen. Charming covered wrap around veranda, private fully fenced yard, plenty of off street parking. New roof and hwt in 2020, new washing machine in 2021. Near airport, golf, UBCO, local shopping & restaurants, Kangaroo farm and walking distance to Mill Creek Regional Park with hiking trails along creek. RV & boat parking available. Rentals w/restrictions. Pets w/restrictions. Please note that this home has been a daycare for many years so is in need of tlc. Showings Thurs & Friday (Mar3&4) after 5:15pm, Sat & Sun (Mar5&6). Offers will be presented Monday Mar7. Seller requires completion Apr25 to Apr27 with possession available Apr29.**

#### Sold Information

Sold Price: **\$610,000**

Sold Date: **03/07/2022**

### #402 1915 Pacific Court, Kelowna, V1Y 8B3



Sub Area: **SFS** Price: **\$239,900**  
 MLS® #: **10245143**  
 Status: **Sold**  
 Sub Area: **SFS - Springfield/Spall**  
 Prop Type: **Strata**  
 Type Dwell: **Apartment**  
 Style/Story: **Multi-Level**  
 Fireplace:  
 Complex: **Capri Gardens**  
 Strat Fee: **\$281.00**  
 Beds: **1** SDOM: **39**  
 Full Bth: **1** PID: **002-721-694**  
 Half Bth: **0** Acres: **.11**  
 En Suite: **None** FFA Ttl: **1260**  
 Ttl Bth: **1** Wtr Frnt: **0**  
 Yr Blt: **1977** Taxes: **\$937.00**  
 YB Dsc: **Approximate**

Ext Feature: **Enclosed Balcony, Hot Tub, One Balcony**  
 Equip/Appl: **Refrigerator, Stove - Electric, Window Coverings**  
 Pub Rmks:

**Bright and spacious one bedroom with enclosed balcony. Great views from the 4th floor. Flooring recently re-done with engineered hardwood and tile. Unit shows very well. Shared laundry on the same floor. Communal sauna, hot tub, games room, community room with kitchen. Covered parking and storage unit. Capri Gardens offers a shared vegetable garden and bike storage. GREAT OPPORTUNITY IN A CONCRETE BUILDING. Easy walk to all amenities- Capri Mall, Parkinson Recreation Centre, Orchard Park Mall. Low strata fees. No pets, no smoking, no rentals, 50+ age restriction.**

#### Sold Information

Sold Price: **\$235,000**

Sold Date: **03/11/2022**

---

**2522 Neufeld Crescent, West Kelowna, V4T 1P2**Sub Area: **WEC** Price: **\$789,000**

MLS® #: **10244597**  
Status: **Sold**  
Sub Area: **WEC - Westbank Centre**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Bi-Level**  
Fireplace:  
Ext Feature: **Fenced Yard, Garden**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Stove - Gas, Washer**  
Pub Rmks:

Beds: **4** SDOM: **12**  
Full Bth: **2** PID: **006-053-777**  
Half Bth: **1** Acres: **.22**  
En Suite: **2-PCE** FFA Ttl: **2382**  
Ttl Bth: **3** Wtr Frnt: **0**  
Yr Blt: **1976** Taxes: **\$2,692.46**  
YB Dsc: **Approximate**

**SOUGHT AFTER NEUFELD CRESENT LAKEVIEW HOME WITH SUITE.** On a 0.22-acre tree-shaded lot, this West Kelowna house with old charm feels like home the minute you pull up. Enjoy the gorgeous lake views from this well-kept, 4 bdrm. 3 bath home on a quiet street, with a fenced-in backyard paradise backing onto ALR farmland. Nicely landscaped with fruit trees, berries and lots of room to throw a ball. On the main level you will find 2 Bedrooms, an ensuite, main bathroom, kitchen, living room, dining room and family room. On the lower level is a 2 Bedroom in-law suite with its own laundry. A gas fireplace for each level. The garage has been nicely developed into a workshop with tons of shelves, storage and benches. You'll enjoy the back patio for gatherings. There is a natural gas barbecue hook-up. There is plenty of room for car and RV parking. There is even a hidden 'tree fort' for the kids or grand kids. Offers to be reviewed Monday January 24th at 3pm. Please submit by 11am Jan 24th.

---

Sold InformationSold Price: **\$899,000**Sold Date: **01/30/2022**

---

**674 Old Meadows Road, Kelowna, V1W 5J2**Sub Area: **LM** Price: **\$719,900**

MLS® #: **10244586**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story: **3ST**  
Fireplace: **Decorative**  
Complex: **Brighton**  
Int Feature: **Drywall, Island, Vacuum Roughed In**  
Ext Feature: **Fenced Yard, Garden**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer, Window Coverings**  
Pub Rmks:

Beds: **3** SDOM: **3**  
Full Bth: **2** PID: **029-455-391**  
Half Bth: **1** Acres:   
En Suite: **4-PCE** FFA Ttl: **1535**  
Ttl Bth: **3** Wtr Frnt:   
Yr Blt: **2015** Taxes: **\$2,938.00**  
YB Dsc: **Actual**  
Strat Fee: **\$225.97**

**LOCATION, LOCATION, The most desirable location In the heart of Lower Mission close to schools, French school , H2O, Shops , Golf and the beach. This Trendy 3 bedroom , 2.5 bathroom and den which could be a fourth townhouse with developer upgrades has it all including a tandem garage , Uniquely located with the front door on Old Meadows Road so you don't need to drive around the complex in the dark. Comes with a nice back splash and high end appliances . Pets are allowed - 2 dogs or 2 cats or one of each (no size restrictions)**

---

Sold InformationSold Price: **\$730,000**Sold Date: **01/22/2022**

---

**#202 3283 Casorso Road, Kelowna, V1W 3L6**

MLS® #:	<b>10243186</b>	Beds:	<b>2</b>	SDOM:	<b>4</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>017-589-894</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1102</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1992</b>	Taxes:	<b>\$1,745.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>Hawthorn Park</b>	Strat Fee:	<b>\$383.00</b>		
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

**Pub Rmks:**

**Stunning second floor, corner unit facing both South & West making this one of the brightest units in the Hawthorn community! Unit is located within 20 steps to the elevator, garbage disposal, storage & community laundry (unit does have its own washer and dryer). This home provides a bright & cheery atmosphere with large windows everywhere including the primary bedroom which helps mitigate the pandemic blues! Updated gorgeous flooring, lighting and kitchen appliances are just the start - the current owner has exceptional taste & this unit appears like a show suite! We haven't even touched on the view! Overlooking Fascieux Creek Wetlands on one side & a babbling creek on the other, the view is serene & filled w/wildlife. Amenities are all within walking distance & the community itself is fantastic and social (muted currently due to the pandemic). One small pet allowed & paid access to pool/rec center once allowed post COVID. Measurements approx.**

---

Sold InformationSold Price: **\$380,000**Sold Date: **11/25/2021**

---

**585 Hollywood Road N, Kelowna, V1X 7M2**

MLS® #:	<b>10242955</b>	Beds:	<b>6</b>	SDOM:	<b>2</b>
Status:	<b>Sold</b>	Full Bth:	<b>4</b>	PID:	<b>018-326-129</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>1</b>	Acres:	<b>.21</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>4134</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>5</b>	Wtr Frnt:	
Style/Story:	<b>Grade Level Entry</b>	Yr Blt:	<b>1996</b>	Taxes:	<b>\$5,171.02</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Int Feature:	<b>Smoke Detector(s), Vacuum Built-In</b>				
Ext Feature:	<b>One Balcony</b>				
Pub Rmks:					

**A BIG HOUSE in a CENTRAL LOCATION with a 2 BEDROOM LEGAL SUITE This large 6 Bedroom 4-1/2 Bathroom house has been cared for and nicely upgraded. The details have been well done. This is not just a house with lipstick... even the landscaping has been thoughtfully upgraded. There is a long list of new and upgraded items including a new Furnace and A/C. The Home boasts of over 4100 sq ft including a 2 bedroom legal suite. There is a Den/Office (which could be a 7th bedroom) and a 446 sq ft rec room, ready for your ideas. The kitchen and kitchen appliances are new. There is a hot tub on the deck for you to relax in. The impressive curved staircase leads to a very open entertaining area with a large living room and dining room linked to a large family room. If you like large gatherings, you will be pleased at how this home will accommodate them. Book a showing today... no disappointments here.**

---

Sold InformationSold Price: **\$1,180,000**Sold Date: **11/17/2021**

**6715 Paxton Valley Road, Falkland, V0E 1W0**

MLS® #: **10242429**  
 Status: **Sold**  
 Sub Area: **OA - Outside Board Area**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family w/Acreage**  
 Style/Story: **Rancher with Basement**  
 Fireplace: **Conventional**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer**  
 Pub Rmks:

Sub Area: **OA** Price: **\$779,000**

Beds: **4** SDOM: **23**  
 Full Bth: **1** PID: **028-005-422**  
 Half Bth: **1** Acres: **43.00**  
 En Suite: **None** FFA Ttl: **3328**  
 Ttl Bth: **2** Wtr Frnt:  
 Yr Blt: **2013** Taxes: **\$1,961.67**  
 YB Dsc: **Approximate**

**NEWER OPEN CONCEPT 4 BEDROOM HOME ON 43 ACRES - GREAT VIEWS... GREAT VALUE...with GREEN TECHNOLOGY!!** Located about 15 min north of Falkland, this 2013 home has over 3300 sq. ft. with 1664 sq. ft. finished on the main floor. 4 Bedrooms, 2 bathrooms, a den and a large great room with a real wood burning fireplace. Stunning views from windows. The bright walkout basement is framed in and ready for you to add equity. Powered by Solar and Propane, there are 12-190 Watt Solar Panel, a high efficiency propane furnace and a propane hot water tank. It also has a propane powered gas stove. The electricity comes from the solar panels and is stored in batteries. There is a 6 Kw back up generator. The property is gently sloping and mostly treed. There are many options to locate future out buildings. The area has many small acreages. Paxton Valley Road is a main road in the area and well maintained in the winter. Click on the film icon for a video tour.

## — Sold Information —

Sold Price: **\$784,000**Sold Date: **11/24/2021****#106A 3591 Old Vernon Road, Kelowna, V1X 6P4**

MLS® #: **10241626**  
 Status: **Sold**  
 Sub Area: **EL - Ellison**  
 Prop Type: **Manufactured Home**  
 Type Dwell: **Single Wide**  
 Style/Story:  
 Fireplace:  
 Mbl Hm Prk: **Ranch Park**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer**  
 Pub Rmks:

Sub Area: **EL** Price: **\$243,900**

Beds: **2** SDOM: **23**  
 Full Bth: **2** PID: **000-000-000**  
 Half Bth: **0** Acres:  
 En Suite: **None** FFA Ttl: **931**  
 Ttl Bth: **2** Wtr Frnt:  
 Yr Blt: **2020** Taxes: **\$350.00**  
 YB Dsc: **Actual**  
 Pad Rent: **\$684.59**

**Want a new Mobile Home but Cheaper? One year old 2 bedroom 2 bathroom home. Nice quiet location in a 55+ development. Backing onto farm land. Whirlpool Appliances. Nice deck off the back. It has a small yard with a shed. Pad rent is \$684.59**

## — Sold Information —

Sold Price: **\$240,000**Sold Date: **11/04/2021****#128 445 Yates Road, Kelowna, V1V 1Y4**

MLS® #: **10240407**  
 Status: **Sold**  
 Sub Area: **NG - North Glenmore**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family - Bare Land Strata**  
 Style/Story: **Rancher with Basement**  
 Fireplace: **Conventional**  
 Int Feature: **Vacuum Built-In**  
 Ext Feature: **Garden, Underground Sprinkler**  
 Pub Rmks:

Sub Area: **NG** Price: **\$889,000**

Beds: **4** SDOM: **69**  
 Full Bth: **3** PID: **018-379-338**  
 Half Bth: **0** Acres: **.09**  
 En Suite: **3-PCE** FFA Ttl: **2719**  
 Ttl Bth: **3** Wtr Frnt:  
 Yr Blt: **1994** Taxes: **\$3,625.00**  
 YB Dsc: **Actual**

**Full basement home in The Orchards – one of the most desirable communities in Kelowna's North Glenmore neighbourhood. Updates are too many to mention. Everything has been done... kitchen, bathrooms, windows, main-floor laundry, water filtration system. This home has it all and is within easy walking distance to all the amenities of North Glenmore, including grocery stores, restaurants, walking trails and schools. Possibly the best location in the complex, this ideal home is on the quiet side of the community with a large flat lot, private patio, and plenty of green space. Pet friendly and non-age restricted. Don't miss out on this opportunity!**

## — Sold Information —

Sold Price: **\$870,000**Sold Date: **11/24/2021**

---

**464 Glen Pine Court, Kelowna, V1V 1R3**

MLS® #: **10239463**  
Status: **Sold**  
Sub Area: **GL - Glenmore**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story:  
Fireplace:  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Oven Built-In, Refrigerator, Stove - Electric, Washer**

**Pub Rmks:**

**IMMACULATE GLENMORE VIEW HOME 2100 square feet of WOW!! Nicely renovated 4 Bed 3 bath Family Home. Open Concept with new kitchen, granite counter, flooring and finishings. Newer appliances including a convection oven with a warming drawer. Meticulously landscaped. Easily suited. Significant money was invested to make this home energy efficient; heat pump, new windows, new fireplace, extra insulation etc. Close to schools and shopping. Very central location. This cream puff is located on a no through street and in a neighborhood of nice homes. It is more private than most with no no home to the south and nature directly behind the home. A great back yard for entertaining, but not to big to look after. OPEN HOUSE: FRIDAY, SEPT. 3 - 6:30 PM - 9:00 PM; SATURDAY, SEPT. 4, 12:00 PM - 3:00 PM**

---

Sold Information

Sold Price: **\$850,000**

Sold Date: **09/07/2021**

---

**#417 1329 KLO Road, Kelowna, V1W 3N9**

MLS® #: **10239433**  
Status: **Sold**  
Sub Area: **SFS - Springfield/Spall**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story:  
Fireplace:  
Complex: **Gordon Park Village**  
Ext Feature: **Enclosed Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**

**Pub Rmks:**

**Top floor Gordon Park Village home is one of the Best locations in the building. Quick Possession available. This corner unit has plenty of windows to make it bright and great views! There are 2 bedrooms and 2 bathrooms. It is a split plan with bedrooms in opposite corners. The master bedroom is very large, big enough for a king bed and has a walk-in closet. You will love the layout and with 1300 square feet, you won't feel cramped. The storage locker is on the same floor. Gordon Park offers a nice community with amenities like; a large meeting room (with kitchen), exercise room and a well equipped workshop. Buyers must purchase with cash. Central location, walking distance to shopping and so much more. Gordon Park Village is a 50 plus, society run, faith based building. No rentals or pets, cash only purchase.**

---

Sold Information

Sold Price: **\$290,000**

Sold Date: **11/19/2021**

---

**1514 MacLeay Court, Kelowna, V1Y 9L6**

MLS® #: **10238640**  
Status: **Sold**  
Sub Area: **GL - Glenmore**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Split (3 level)**  
Fireplace: **Conventional**  
Int Feature: **Jetted Tub, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Private Yard, Underground Sprinkler**

**Pub Rmks:**

**Incredible 4 bed 3.5 bath home in Glenmore. Situated on .23 acres, this private lot offers plenty of parking and a retreat-like atmosphere with many outdoor garden and entertaining areas. Double front doors welcome you into the spacious main living area filled with natural light, and featuring a gas fireplace, vaulted ceilings and hickory hardwood flooring. Dreamy, kitchen with granite counters, SS appliances, and a breakfast nook that has access to just one of the many lovely outdoor areas. Top level floor includes 2 beds, 1 full bath, and the large primary bedroom w/ 5pc en-suite featuring a soaker tub, double sinks, and glass shower. 4th bed, 3 pc bath, laundry room and massive rec room are located on the lower level while the basement offers another rec room, 2pc bath and storage room. Fantastic yard offering privacy, 'deer proofed' rear yard, pergolas, and more. Unbeatable location in quiet neighborhood and still close to shopping, restaurants & more.**

---

Sold Information

Sold Price: **\$1,100,000**

Sold Date: **09/07/2021**

## #801 1967 Underhill Street, Kelowna, V1X 8C9



MLS® #:	<b>10236551</b>	Beds:	<b>2</b>	SDOM:	<b>93</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>027-484-998</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	<b>.00</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1960</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	<b>0</b>
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>2008</b>	Taxes:	<b>\$3,333.00</b>
Fireplace:	<b>Insert</b>	YB Dsc:	<b>New</b>		
Complex:	<b>Mission Creek Towers</b>	Strat Fee:	<b>\$528.74</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Jetted Tub, Smoke Detector(s)</b>				
Ext Feature:	<b>Garden, Hot Tub, Three Balconies</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**TOWER ABOVE THE REST AT MISSION TOWERS!** The list of benefits to #801 are endless but to highlight a few: 1)SUB-PENTHOUSE END SUITE offering SW exposure and PRIVACY. 2)Saviour exquisite LAKE and CITY VISTAS. 3)THREE DECKS grants an extension of living space with deck access from 2 bedrooms and 1 deck off the living/dining area. 4)TWO VEHICLES can be accommodated by 2 secure underground parking spots. 5)SPLIT BEDROOM floor plan resembles a sprawling rancher offering family/dinning area plus DEN in the middle, bedrooms at opposite ends, KITCHEN/living room positioned at the SW corner. 6)ENJOY the benefits of a STEEL/CONCRETE BUILDING 7) SELL THE CAR! Dynamite location offering Superstore, ORCHARD PARK MALL, COSTCO (coming-soon), restaurants, bus routes, dental/medical, coffee shops, Mission Creek Regional Park / Greenway trail. Other benefits include 9' ceilings, 1 storage locker on the 7th floor, INDOOR POOL/HOT TUB, immaculate LIKE-NEW CONDITION SUITE, NEW HOT WATER TANK

		Sold Information		
Sold Price:	<b>\$735,000</b>	Sold Date:	<b>10/20/2021</b>	

## 2142 Michelle Crescent, Lakeview Heights, V1Z 3B6



MLS® #:	<b>10235681</b>	Beds:	<b>4</b>	SDOM:	<b>165</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>900-018-606</b>
Sub Area:	<b>LH - Lakeview Heights</b>	Half Bth:	<b>1</b>	Acres:	<b>.22</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>2970</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>4</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>1980</b>	Taxes:	<b>\$4,161.73</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Int Feature:	<b>Vacuum Built-In</b>				
Ext Feature:	<b>Enclosed Balcony, Fenced Yard, Garden, Private Yard</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Sensational 2970 sqft Family Home with mountain views just minutes from downtown Kelowna.** Home has 4 bedrooms, 4 bathrooms of which includes a 1-bedroom family and friends suite enjoy their private space. Spacious and bright kitchen and nook, centrally located on the main floor just off the living room, family room, and dining room. The top floor features a Primary Bedroom with a walk-in closet and private bath. Two other generously sized bedrooms with large closets and main bathroom. Enjoy gatherings on your covered deck or relax in your spacious landscaped back yard which features an above-ground pool. Large double car garage and parking in your driveway for up to six vehicles. This home has some updates and is located in a desirable quiet family-friendly neighborhood with close proximity to schools, shopping, marina, beaches, wineries, golf and numerous other amenities. \*\* Data is from sources believed to be reliable but should not be relied upon without verification

		Sold Information		
Sold Price:	<b>\$730,000</b>	Sold Date:	<b>12/13/2021</b>	

## 2174 Bonn Road, Kelowna, V1V 2E7



MLS® #:	<b>10235271</b>	Beds:	<b>4</b>	SDOM:	<b>17</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>004-714-458</b>
Sub Area:	<b>GL - Glenmore</b>	Half Bth:	<b>0</b>	Acres:	<b>.84</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1739</b>
Type Dwell:	<b>Single Family w/Acreage</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Conventional</b>	Yr Blt:	<b>1968</b>	Taxes:	<b>\$3,894.52</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**SOLD!! 0.84 ACRES IN GLENMORE WITH SUITED HOUSE.** Looking for a large lot... look no more. There is potential here. The house is a 4 bedroom 1960s bilevel. It is tucked in beside beautiful orchards. There are 2 bedrooms up and a 2 bedroom suite down. The home is in good shape but dated. There is a creek running through the west side. Bring your ideas. This one will not last.

		Sold Information		
Sold Price:	<b>\$835,000</b>	Sold Date:	<b>07/09/2021</b>	

---

**#212 1800 Richter Street, Kelowna, V1Y 0C9**Sub Area: **KS** Price: **\$515,000**

MLS® #: **10233569**  
Status: **Sold**  
Sub Area: **KS - Kelowna South**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **Multi-Level**  
Fireplace:  
Complex: **Urbana**  
Int Feature: **Fire Sprinkler System, Smoke Detector(s)**  
Ext Feature: **Enclosed Balcony, One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**

Pub Rmks:

**Beautiful, bright, 2 bdrm, 2 bath condo in the upscale Urbana building, in the heart of downtown. It has a nice large 10x7 private balcony, in-suite laundry, and top of the line air purification system hardwired in. This building allows pets, has no age restrictions, low strata fees, underground parking, storage lockers, and rentals are allowed at a minimum of 30 days. It is super central, with a main bus route/bus stop right in front of the building, there's a fenced dog park, playground, and walking track right next door, and Kelowna's very own multi-million dollar Rowcliffe Park Development right out back!**

---

— Sold Information —Sold Price: **\$510,000**Sold Date: **06/14/2021**

---

**#1104 1128 Sunset Drive, Kelowna, V1Y 9W7**Sub Area: **KN** Price: **\$539,000**

MLS® #: **10233398**  
Status: **Sold**  
Sub Area: **KN - Kelowna North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **Other (See Remarks)**  
Fireplace: **Conventional**  
Complex: **Sunset Towers**  
Int Feature: **Fire Sprinkler System, Hot Tub, Smoke Detector(s)**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**

Pub Rmks:

**Welcome to Sunset Resort, offering flexible living options, full time, monthly or weekly rentals. The Resort offers two pools, two hot tubs, one outdoor & one indoor, a steam shower and full fitness center for year-round enjoyment. There is also a meeting room and a tennis court! This condo is fully furnished - turnkey, 2-bedroom, 2 bathroom, east facing to take in the morning sunshine. Living room features a gas fireplace, and easy care tiled flooring. Primary bedroom with 4-piece En-suite. Freshly painted throughout. Strata fee includes your heat and air conditioning and all amenities, pet's welcome! All measurements approximate, please verify if important.**

---

— Sold Information —Sold Price: **\$532,500**Sold Date: **06/25/2021**

---

**2136 Horizon Drive, West Kelowna, V1Z 3Y5**Sub Area: **WKE** Price: **\$1,000,000**

MLS® #: **10233156**  
Status: **Sold**  
Sub Area: **WKE - West Kelowna Estates**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Two Storey**  
Fireplace:  
Int Feature: **Island, Security System, Smoke Detector(s), Vacuum Built-In**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**

Pub Rmks:

**Meticulously kept, spacious single-family home with soaring ceilings! Close to schools, hiking trails, and less than 10 minutes to the downtown core and wineries. This home boasts exceptionally large bedrooms and has tons of extra parking. Sitting on over .4 of an acre gives you open outdoor space that's completely private. This home has a great little in-law suite tucked away nicely—it doesn't even feel like it's part of the house. This property has amazing potential for anyone looking to add new finishings or personal touches to the current character of the home. Great functioning layout is definitely at its highest and best use. Get your family ready!**

---

— Sold Information —Sold Price: **\$999,500**Sold Date: **06/20/2021**

---

**5224 Todd Road, Lake Country, V4V 2C8**

MLS® #:	<b>10232636</b>	Beds:	<b>4</b>	SDOM:	<b>247</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>012-600-741</b>
Sub Area:	<b>LE - Lake Country East / Oyama</b>	Half Bth:	<b>1</b>	Acres:	<b>31.68</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>3522</b>
Type Dwell:	<b>Single Family w/Acreage</b>	Ttl Bth:	<b>4</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>1990</b>	Taxes:	<b>\$3,137.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Int Feature:	<b>Drywall</b>				
Ext Feature:	<b>Fenced Yard, Private Yard</b>				
Equip/Appl:	<b>Dishwasher</b>				
Pub Rmks:	<p><b>Exceptionally private estate property of 32 acres with custom designed and built house plus detached garage and huge shop with full basement under. This is a unique offering in the Central Okanagan, which includes just over 3 acres of high density orchard (leased out), plus hay field and pasture lands, plus woodland area. The 1990 built home provides exceptional lake and valley views from the ample windows, huge ensuite, wrap around deck and walkout basement with room for either a rental suite or private guest area. The two story design home is surrounded with mature landscaping including big landscape trees and bushes. The home can not be seen from the public road, which provides exceptional privacy. There is a creek near the northern property line which adds to the rural/woodland setting, like being in your own forest. The property is very suitable for a small cattle or horse farm operation or as a private estate property.</b></p>				

---

Sold InformationSold Price: **\$2,365,000**Sold Date: **01/28/2022**

---

**#37 1020 Lanfranco Road, Kelowna, V1W 3W6**

MLS® #:	<b>10232502</b>	Beds:	<b>2</b>	SDOM:	<b>77</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>011-958-413</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	<b>.00</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1241</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>1989</b>	Taxes:	<b>\$2,569.98</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>The Meadows</b>	Strat Fee:	<b>\$346.42</b>		
Int Feature:	<b>Skylights, Vacuum Built-In</b>				
Ext Feature:	<b>Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

## Pub Rmks:

**Location, Location, Location. Looking for that quiet retirement spot... Look no further. Well cared for 2 bedroom 2 bathroom rancher townhouse in a fantastic Lower Mission location. Walk to shopping, banks, drug store, restaurants and the beach. Kitchen with granite counters. The master bedroom looks out onto the peaceful yard. The 3 pc ensuite has tub with shower, the main bath has a stand alone shower. The bedrooms are nicely separated. The great room is a very comfortable size for you and your guests. This smaller community boasts a pool and clubhouse. RV Parking is available. The owner living in the home must be 50+, but others residing with him/her may be younger. Extra vehicle may be parked on the driveway apron. There is also an RV Parking compound. Those who move here want to stay.... you will too. Don't miss this one!**

---

Sold InformationSold Price: **\$530,000**Sold Date: **08/10/2021**

---

**1070 Ledgeview Court, Kelowna, V1W 5M6**

MLS® #: **10232266**  
Status: **Sold**  
Sub Area: **UM - Upper Mission**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Rancher with Basement**  
Fireplace: **Conventional**  
Int Feature: **Drywall, Island, Vacuum Built-In**  
Ext Feature: **One Balcony**  
Pub Rmks:

Sub Area: **UM** Price: **\$1,998,000**  
Beds: **6** SDOM: **4**  
Full Bth: **6** PID: **029-762-723**  
Half Bth: **0** Acres: **.26**  
En Suite: **More th** FFA Ttl: **5220**  
Ttl Bth: **6** Wtr Frnt:  
Yr Blt: **2018** Taxes: **\$8,215.10**  
YB Dsc: **Actual**

**MORE THAN JUST LUXURY... A HOME WITH MANY OPTIONS.** Large Family? Extended Family? Lucrative (city approved) short term rentals? **6 BEDROOMS 6 FULL BATHROOMS** Spectacular views, extravagance and immense size define this home. The in-law suite could be used with one or two bedroom and still there is a large home left for yourself. Are mom and dad moving in? They will love this deluxe suite. Do you want a money maker for a few weeks in the summer? The nightly rates are astounding!! The suite area is set up to comply with Kelowna short term Regulations. A few details now... Panoramic Lake and City views. A Pool with a view. Modern styling with clean lines. Massive Great Room with extensive view windows and a 13ft ceiling. The home is filled with Luxury; 2 large rock fireplaces, Engineered hardwood, High doors, High windows, Butler's pantry, very high end DCS and Bosch appliances, gas stoves, loads of cabinets. Close to the new Canyon Falls School. The suite even has 10 ft ceilings. **WOW!**

---

Sold Information

Sold Price: **\$1,998,000**

Sold Date: **05/24/2021**

---

**#103 4630 Ponderosa Drive, Peachland, V0H 1X5**

MLS® #: **10231658**  
Status: **Sold**  
Sub Area: **PE - Peachland**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **One Storey**  
Fireplace: **Conventional**  
Complex: **Chateau on the Ridge**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **PE** Price: **\$447,000**  
Beds: **2** SDOM: **69**  
Full Bth: **2** PID: **017-857-341**  
Half Bth: **0** Acres:  
En Suite: **3-PCE** FFA Ttl: **1174**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1992** Taxes: **\$2,513.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$245.00**

**Stunning unobstructed million dollar panoramic views of Lake Okanagan!** Affordable 2 bd/2bath unit available in this small complex of 40 homes at the peak of Ponderosa Drive (Chateau on the Ridge) - offered for under \$450,000! This property is clean, bright and open with loads of living space, fantastic layout and decks with insane views. The low strata fees include heat and hot water, and unit offers no steps, a gorgeous view and the complex is pet friendly (with some restrictions)! Complex amenities include an exercise room, pool table, library and a clubhouse which incl. kitchen, powder room - perfect for private functions. This stunning complex is mere steps to Pincushion Trailhead which offers further jaw dropping views! Located close to restaurants & shopping and only minutes to downtown and the beach. All measurements are approximate, please verify if this is important.

---

Sold Information

Sold Price: **\$428,000**

Sold Date: **07/20/2021**

---

**136 Falcon Avenue, Vernon, V1H 2A1**

MLS® #:	<b>10230032</b>	Beds:	<b>2</b>	SDOM:	<b>36</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>ON - Okanagan North</b>	Half Bth:	<b>0</b>	Acres:	<b>.00</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1200</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>2006</b>	Taxes:	<b>\$1,469.00</b>
Fireplace:		YB Dsc:			<b>Approximate</b>
Int Feature:	<b>Island, Jetted Tub, Skylights, Smoke Detector(s), Vacuum Built-In</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**Welcome to 136 Falcon Avenue in Parker Cove. A well cared for rancher home backing onto the creek. Open plan main living area with birch hardwood flooring. Generous sized kitchen with plenty of storage, a skylight and a large island with a granite countertop. The main bathroom has a jacuzzi tub. The master bedroom will fit your king bed and it has a 3 piece en-suite and a walk in closet. Other features include, a built in vac, double attached garage, breaker wired in for a hot tub, 4 foot crawl space, covered back patio area. The lease on this home is registered until 2043. The annual lease fee is \$4098.98 or \$350.91 per month. All residents share the use of over 2000 feet of prime Okanagan Lakefront complete with a private boat launch. The perfect place to retire to.**

## — Sold Information —

Sold Price: **\$350,000**Sold Date: **05/22/2021****309 Wallace Road, Kelowna, V1X 4T4**

MLS® #:	<b>10229818</b>	Beds:	<b>5</b>	SDOM:	<b>12</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>006-791-735</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	<b>.22</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>2170</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Rancher with Basement</b>	Yr Blt:	<b>1971</b>	Taxes:	<b>\$3,709.00</b>
Fireplace:		YB Dsc:			<b>Approximate</b>
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**WITHOUT A DOUBT, THIS IS THE "SUitest" DEAL OUT THERE RIGHT NOW! Pride of ownership is evident and this wonderful 5-bedroom rancher with a 2-bedroom in-law suite is a must see! All the important stuff has been done; all NEWER WINDOWS. FURNACE CENTRAL AIR and H2O all APPROX. 3 YEARS NEW. Roof in excellent condition. All hard surface flooring. Great floor plan here with 3 bedrooms on the main. Spacious living room and good size dining area. Roomy Galley kitchen with Stainless steel appliances, newer counter tops and granite sink. The main bath has been nicely updated. Pull back the barn doors to find the laundry conveniently hidden. Walk out to the large, covered deck; perfect for entertaining. Enter the private access to the light and bright 2-bedroom in-law suite with its own laundry. IMPORTANT TO NOTE the windows in this suite are legal size (unlike many other homes that "claim" to be 2 bedrooms) This attractive home is located on a fully fenced 0.22-acre lot that is ZONED RU1.**

## — Sold Information —

Sold Price: **\$785,000**Sold Date: **04/26/2021****2549 Rhinestone Road, West Kelowna, V4T 2W1**

MLS® #:	<b>10229227</b>	Beds:	<b>5</b>	SDOM:	<b>2</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>024-848-573</b>
Sub Area:	<b>SMCR - Smith Creek</b>	Half Bth:	<b>0</b>	Acres:	<b>.17</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>2785</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Rancher with Basement</b>	Yr Blt:	<b>2003</b>	Taxes:	<b>\$3,619.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:			<b>Actual</b>
Int Feature:	<b>Drywall, Hot Tub, Island, Security System</b>				
Ext Feature:	<b>Fenced Yard, One Balcony, Private Yard</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer, Window Coverings</b>				

Pub Rmks:

**Fantastic immaculate level entry 5 bedrooms, 3 full baths, Lakeview walkout rancher. New hardwood and tile floors, vaulted ceilings, main floor laundry, large island kitchen, Stainless steel appliances, den/bedroom plus spacious master bedroom with full ensuite and walk-in closet. Bright open plan with french doors to covered deck with big valley and lake view. Fully finished walkout basement with 3 of 5 bedrooms, high 10' ceilings, large rec rm with ceiling projector and wall screen. Great 2 bdrm in-law suite potential, with separate entry through french door to private fully landscaped rear yard. 200 amp service. Great large R/V parking from rear level street access. Beautifully finished landscaped rear yard with rock wall finishing.**

## — Sold Information —

Sold Price: **\$975,000**Sold Date: **04/08/2021**

**1952 Union Road, Kelowna, V1V 2E8**

MLS® #: **10229023**  
 Status: **Sold**  
 Sub Area: **NG - North Glenmore**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family w/Acreage**  
 Style/Story: **One Storey**  
 Fireplace: **Conventional**  
 Int Feature: **Drywall**  
 Ext Feature: **Fenced Yard**  
 Equip/Appl: **Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer**  
 Pub Rmks:

**RANCHER** on a **1.84 ACRE LOT**. **GREAT HOLDING PROPERTY!!** 1,779 sq ft Rancher has **4 Bedroom**, **2 bathroom** with an inground pool. There is an accessory building with **3 bedrooms**, **kitchen and bath**. This parcel is zoned **A1** and is in the **ALR**. There are current possibilities here... and maybe more down the road. The exposure on the corner of **Glenmore and Union** is very good. You could set up some green houses and a fruit stand. The city has expanded in this direction and now a short drive the **UBCO**. The house has a newer roof. This one is just waiting for your imagination and vision. Be the one to take advantage of it!

## Sold Information

Sold Price: **\$1,260,000**Sold Date: **04/04/2021****1280 Ponds Avenue, Kelowna, V1W 5N1**

MLS® #: **10228887**  
 Status: **Sold**  
 Sub Area: **UM - Upper Mission**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Fireplace:**  
 Ext Feature: **Fenced Yard**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer, Window Coverings**  
 Pub Rmks:

**Stunning Lake and City Views!!** Near new with **No GST!!** \*8 **Bedrooms** 5 **Full Bathrooms** 3 **Car Garage\*** This **Modern Style Home** is perched on the edge of the bluff at the Ponds with parkland in front (not a road!). One of the nicest lots in the Ponds. Close to the new Middle School, parkland and hiking trails. To help with the traffic, you will have quick access to the new perimeter road which is in the works. If you need lots of bedrooms this home can have 8. The main house has 4 large bedrooms upstairs each with ensuite access. The main floor has a bedroom/office and the lower level has a bedroom/flex room. Walk into the home, you walk into the view. Spacious and well appointed, with kitchen AND and butler's pantry. The lower level houses a 2 bedroom Legal Suite... it too has a great view!! The 3 car garage has a single side and a tandem side OR a spot for the tools and toys. You will not be disappointed.

## Sold Information

Sold Price: **\$1,670,000**Sold Date: **05/12/2021****4825D Snow Pines Road, Big White, V0H 1A0**

MLS® #: **10226684**  
 Status: **Sold**  
 Sub Area: **BW - Big White**  
 Prop Type: **Strata**  
 Type Dwell: **Townhouse Semi-Detached**  
 Style/Story: **Conventional**  
 Complex: **Bellevarde Chalets**  
 Ext Feature: **Hot Tub**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Other (See Remarks), Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

This is an amazing lower unit in Snow Pines. Quiet with no units above you!! This unique design allows for high vaulted ceiling and even a loft area. The Seller would be willing to share their rental experiences and discuss management. Furnished, turnkey and ready to use... including the hot tub. This Spacious 2 Bedroom Chalet is tastefully accented with rustic wood and pine flooring. Rugged tile flooring in the entry and leading to the covered Hot Tub area. Unload your suitcases and gear on the entry level. The upper level is extremely bright with lots of windows and a vaulted ceiling. This welcoming Great Room provides a wonderful gathering place for those evening board games. Circle around the Fireplace/TV or enjoy the view. Want to invest in a great lifestyle and make some long lasting family memories... This is it!! Note: The Video and some pictures are of Unit C which is a similar unit.

## Sold Information

Sold Price: **\$392,500**Sold Date: **08/31/2021**

---

**4825C Snow Pines Road, Big White, V0H 1A0**Sub Area: **BW** Price: **\$419,000**

MLS® #: **10226671**  
Status: **Sold**  
Sub Area: **BW - Big White**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story:  
Fireplace:  
Complex: **Bellevarde Chalets**  
Int Feature: **Fire Sprinkler System, Smoke Detector(s)**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

**These are two of the most amazing lower units in Snow Pines. Quiet with no units above you!! This unique design allows for high vaulted ceiling and even a loft area. Both Lower Units C and D can be purchased. Use one for yourself and rent the other... lots of options here. The Seller would be willing to share their rental experiences and discuss management. Furnished and ready to use, this Spacious 2 Bedroom Chalet is tastefully accented with rustic wood and pine flooring. Rugged tile flooring in the entry and leading to the covered Hot Tub area. Unload your suitcases and gear on the entry level. The upper level is extremely bright with lots of windows and a vaulted ceiling. This welcoming Great Room provides a wonderful gathering place for dining and playing those evening board games. Circle around the Fireplace/TV or enjoy the view. Want to invest in a great lifestyle and make some long lasting family memories... This is it!!**

---

Sold InformationSold Price: **\$419,000**Sold Date: **04/06/2021**

---

**#10 3389 Casorso Road, Kelowna, V1W 6G1**Sub Area: **LM** Price: **\$729,500**

MLS® #: **10226472**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **Two Storey**  
Fireplace: **Conventional**  
Complex: **Casorso Gardens**  
Int Feature: **Drywall**  
Ext Feature: **Underground Sprinkler**  
Pub Rmks:

**AVAILABLE LOCATION, WALKABILITY, CONVENIENCE This tasteful 2 level Lower Mission Townhome will capture your heart. Homes in this complex do not come up for sale often. There are only two end units that are beside the greenspace. The last one sold in Oct/2020 for \$742,500. Do not miss out on this one. Walk to shopping and beaches. 3 Bedrooms, 2-1/2 Bathrooms. A living room AND a family room. Master Bedroom and ensuite on the main floor. Bedrooms #2 and #3 are generously sized. The garage is a double, SIDE by SIDE. The rear yard space has good privacy and connects to the large common green space. There is plenty of storage in the tall accessible crawl space (you can almost stand up in it). A newer high efficiency furnace sits there. This home ticks a lot of boxes. Waste no time.**

---

Sold InformationSold Price: **\$742,000**Sold Date: **03/27/2021**

---

**#107 3858 Brown Road, West Kelowna, V4T 2J5**

MLS® #: **10225943**  
Status: **Sold**  
Sub Area: **WEC - Westbank Centre**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **3ST**  
Fireplace:  
Complex: **Linden Estates**  
Int Feature: **Smoke Detector(s)**  
Ext Feature: **One Balcony**  
Pub Rmks:

Sub Area: **WEC** Price: **\$252,900**  
Beds: **2** SDOM: **4**  
Full Bth: **2** PID: **018-946-640**  
Half Bth: **0** Acres:  
En Suite: **3-PCE** FFA Ttl: **1009**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1998** Taxes: **\$1,177.27**  
YB Dsc: **Approximate**  
Strat Fee: **\$294.05**

**Beautifully Condo situated facing the green space, not a parking lot or a street. You will love this ground floor condo in a 55 plus building. It's immaculate & well kept. The second bedroom/den is versatile. It has an entry door along with french-doors. Living room & balcony overlooking a beautiful, private park-like setting. In-suite laundry, secure underground parking and the convenience of walking to shopping make this unit and its location a must see for those looking to downsize & retire with a healthy portion of their nest egg intact. There are garden plots on the property. Plenty of RV parking and parking for extra vehicles. Heated underground parking spot. Residents gather for social functions in the activity room and there is a workshop for your projects. There is also storage in the unit. Roofs recently done in all of the buildings. One dog or one cat no taller than 14" to the shoulder. You won't be disappointed. Measurements are approximate. Please verify if important.**

---

Sold Information

Sold Price: **\$280,000**

Sold Date: **03/05/2021**

---

**Lot 2 Sierra Drive, Kelowna, V1P 1A3**

MLS® #: **10223001**  
Status: **Sold**  
Sub Area: **EL - Ellison**  
Prop Type: **Lots and Acreages**  
Type Dwell: **Lot**  
Style/Story:  
Fireplace:  
Pub Rmks:

Sub Area: **EL** Price: **\$1,200,000**  
Beds: SDOM: **411**  
Full Bth: PID: **030-411-475**  
Half Bth: Acres: **79.57**  
En Suite: FFA Ttl: **0**  
Ttl Bth: Wtr Frnt:  
Yr Blt: Taxes: **\$5,040.00**  
YB Dsc:

**A once in a life lifetime opportunity to own a vast parcel of land so close to Kelowna at less than \$20,000/Acre! The views are stunning, the wildlife is all around. Enjoy the peace and quiet of rural living with the convenience of being only 5 mins from town.**

---

Sold Information

Sold Price: **\$1,100,000**

Sold Date: **03/08/2022**

---

**Lot 1 Sierra Drive, Kelowna, V1P 1A3**

MLS® #: **10223000**  
Status: **Sold**  
Sub Area: **EL - Ellison**  
Prop Type: **Lots and Acreages**  
Type Dwell: **Lot**  
Style/Story:  
Fireplace:  
Pub Rmks:

Sub Area: **EL** Price: **\$1,200,000**  
Beds: SDOM: **348**  
Full Bth: PID: **011-785-365**  
Half Bth: Acres: **71.42**  
En Suite: FFA Ttl: **0**  
Ttl Bth: Wtr Frnt:  
Yr Blt: Taxes: **\$4,893.00**  
YB Dsc:

**A once in a life lifetime opportunity to own a vast parcel of land so close to Kelowna at less than \$20,000/Acre! The views are stunning, the wildlife is all around. Enjoy the peace and quiet of rural living with the convenience of being only 5 mins from town.**

---

Sold Information

Sold Price: **\$1,100,000**

Sold Date: **01/04/2022**

---

---

**#244 715 Leathead Road, Kelowna, V1X 5W3**

MLS® #: **10221486**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace:  
Complex: **MacIntosh House**  
Int Feature: **Drywall**  
Ext Feature: **One Balcony**  
Pub Rmks:

**Great Value here. This building has been nicely updated with new siding, windows and sliding glass doors. Spacious bedrooms with nice laminate floors. Open concept with French glass doors into 2nd bedroom. In unit laundry. Low strata fees with secure parking and outdoor pool. Close to parks, shopping and transit. Come take a look.**

Sub Area: **RN** Price: **\$216,900**  
Beds: **2** SDOM: **20**  
Full Bth: **1** PID: **002-646-889**  
Half Bth: **0** Acres:  
En Suite: **3-PCE** FFA Ttl: **904**  
Ttl Bth: **1** Wtr Frnt:  
Yr Blt: **1977** Taxes: **\$1,369.90**  
YB Dsc: **Approximate**  
Strat Fee: **\$329.42**

## — Sold Information —

Sold Price: **\$213,650**Sold Date: **02/01/2021**

---

**#400 563 Yates Road, Kelowna, V1V 2P1**MLS® #: **10221466**

Status: **Sold**  
Sub Area: **NG - North Glenmore**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story:  
Fireplace:  
Complex: **The Verve**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

**Looking for something special? Premium Unit in THE Prime Location, which shows like new. Middle building, top floor, north facing, view of pool and mountains. Pet Friendly building. This premium unit shows like new. You will be more than pleased with the granite counters, recent vinyl plank floor and paint. This one bedroom has plenty of storage, in fact even a walk in closet. This bright space has more glass than most because of its extra wide frontage. You will not hear any tap dancers above you, because you are on the top floor. If you don't want to walk long hallways, this is it... directly across from the elevator. The convenient cheater bathroom houses a nice big tub. 2 animals allowed (cat and/or dogs). No height restrictions for dogs, but they must be under 40 pounds each. You will like the low strata fees at \$197.45. Don't miss this one.**

Sub Area: **NG** Price: **\$319,800**  
Beds: **1** SDOM: **25**  
Full Bth: **1** PID: **026-658-526**  
Half Bth: **0** Acres:  
En Suite: **3-PCE** FFA Ttl: **649**  
Ttl Bth: **1** Wtr Frnt:  
Yr Blt: **2006** Taxes: **\$1,608.40**  
YB Dsc: **Approximate**  
Strat Fee: **\$197.45**

## — Sold Information —

Sold Price: **\$312,500**Sold Date: **02/05/2021**

---

**#78 595 Yates Road, Kelowna, V1V 1P8**MLS® #: **10218265**

Status: **Sold**  
Sub Area: **NG - North Glenmore**  
Prop Type: **Strata**  
Type Dwell: **Townhouse - Detached**  
Style/Story: **Rancher**  
Fireplace:  
Complex: **SandPointe**  
Int Feature: **Island, Smoke Detector(s)**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Oven Built-In, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **NG** Price: **\$649,000**  
Beds: **3** SDOM: **50**  
Full Bth: **2** PID: **017-644-852**  
Half Bth: **0** Acres: **.00**  
En Suite: **3-PCE** FFA Ttl: **1879**  
Ttl Bth: **2** Wtr Frnt: **0**  
Yr Blt: **1991** Taxes: **\$3,542.21**  
YB Dsc: **Approximate**  
Strat Fee: **\$362.81**

**This spacious 3 bedroom home is situated on the waterway. It is tastefully updated with hardwood and tile flooring. This home has been cared for, and this one looks good just the way it is. You will enjoy the bright heated sunroom year round...it is a great place for the morning coffee. The house measures 1879 sq ft including the heated sunroom. When guests come, you will have the extra space with 3 bedrooms. New washer and dryer. Gather round the cozy family room or entertain in the formal living/dining area. This home is just the right size. It's the lifestyle that you have been looking for. You will enjoy the sense of community. Swim in the pool, play cards with the neighbours or get involved with the activities. All measurements are thought to be accurate, but verify if important. Don't miss out.**

## — Sold Information —

Sold Price: **\$647,000**Sold Date: **12/17/2020**

**2386 Grenfell Road, Kelowna, V1Y 3C8**

MLS® #: **10217766**  
 Status: **Sold**  
 Sub Area: **KS - Kelowna South**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story:  
 Fireplace:  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**LOCATION LOCATION LOCATION** This cared for Bi Level will be a great family home for you. Bring you imagination. Make it your own. 4 bedrooms and a huge back yard. Be close to so much; Elementary School, High School, College, shopping. This home has great bones and you can not beat this desired location. Going Going ...act quick before it's... GONE!!

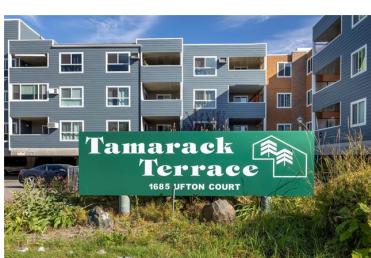
## Sold Information

Sold Price: **\$685,000**Sold Date: **11/10/2020****#22 6100 Old Vernon Road, Kelowna, V1X 7T8**

MLS® #: **10217711**  
 Status: **Sold**  
 Sub Area: **EL - Ellison**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family - Bare Land Strata**  
 Style/Story: **Grade Level Entry**  
 Fireplace:  
 Int Feature: **Drywall, Skylights, Smoke Detector(s), Vacuum Built-In**  
 Ext Feature: **Fenced Yard, Garden, Hot Tub, One Balcony, Underground Sprinkler**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

Welcome to Country Rhodes, an amazing FAMILY complex and community! This bright 5 bedroom, 3 bathroom home is the perfect layout. 3 bedrooms are located on the upper main level with 2 bedrooms and a bathroom on the lower level. Partially finished basement, perfect for you to add your creative touch and/or to turn it into a suite! Back yard is fully fenced. The affordable strata fees (\$135) includes wonderful amenities: swimming pool, massive playground, clubhouse w/ a pool table & kitchen. Join in the neighbourhood events, or walk to MILL CREEK Regional Park to enjoy the abundant nature! High efficiency furnace, A/C, hot water tank and roof were replaced in within the last 7 years. Double car garage plus plenty of extra parking. RV and boat parking also available.

## Sold Information

Sold Price: **\$500,000**Sold Date: **10/29/2020****#101 1685 Ufton Court, Kelowna, V1Y 8G7**

MLS® #: **10217623**  
 Status: **Sold**  
 Sub Area: **GL - Glenmore**  
 Prop Type: **Strata**  
 Type Dwell: **Apartment**  
 Style/Story:  
 Fireplace:  
 Complex: **Tamarack Terrace**  
 Ext Feature: **One Balcony**  
 Pub Rmks:

**SHOWS LIKE A NEW CONDO...DON'T SKIP THIS ONE!!!** This fully updated 2 bedroom plus den strata unit has been beautifully renovated top to bottom with thoughtful finishing touches throughout. Enjoy the shiny, brand new kitchen, bathrooms, flooring, fixtures, baseboards and wonderfully custom built-in closets. The building has been nicely updated with new siding, windows and sliding glass doors. Bonuses such as in-suite laundry space as well as close proximity to Landmark Centre, shops, restaurants and Parkinson Recreation Centre. Laundry area is behind sliding doors to give a clean professional look. Quick Possession possible. No age restrictions. Nothing to do here, just move in!

## Sold Information

Sold Price: **\$339,500**Sold Date: **03/22/2021**

**#106 3211 Skyview Lane, West Kelowna, V4T 3J3**

MLS® #:	<b>10217596</b>	Beds:	<b>2</b>	SDOM:	<b>17</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>903-013-587</b>
Sub Area:	<b>WEC - Westbank Centre</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>857</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>2010</b>	Taxes:	<b>\$1,263.64</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>Copper Sky</b>	Strat Fee:	<b>\$496.25</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Smoke Detector(s)</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Quick possession possible. Best price in the complex - Incredible value for this 2 bed, 2 bath home that has been well cared for. The kitchen is beautiful with granite counters and lovely wood cabinets. This complex is second to none in the valley - complete with it's own tennis, badminton, pickle ball, basketball, pool, gym and the list goes on. Plus the unit is located on the same floor as the parkade, so no elevator needed, and the back deck area is very private with a bit of a lakeview.**

## Sold Information

Sold Price: **\$289,500**Sold Date: **10/29/2020****#185 1699 Ross Road, West Kelowna, V1Z 1L8**

MLS® #:	<b>10217337</b>	Beds:	<b>3</b>	SDOM:	<b>53</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>WEC - Westbank Centre</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Manufactured Home</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>940</b>
Type Dwell:	<b>Single Wide</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>2014</b>	Taxes:	<b>\$0.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Mbl Hm Prk:		Pad Rent:	<b>\$521.00</b>		
Pub Rmks:					

**Newer 3 bedroom, 2 bath mobile home in the Trail Mobile Villa Park, not on native land. Large Deck with beautiful views, close to schools and stores. Workshop with power. Don't miss this one.**

## Sold Information

Sold Price: **\$187,000**Sold Date: **11/27/2020****#103 550 Elliot Avenue, Kelowna, V1Y 5S8**

MLS® #:	<b>10217336</b>	Beds:	<b>2</b>	SDOM:	<b>73</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>023-341-131</b>
Sub Area:	<b>KS - Kelowna South</b>	Half Bth:	<b>1</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>1810</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>1997</b>	Taxes:	<b>\$3,282.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Dexter Landing</b>	Strat Fee:	<b>\$325.00</b>		
Int Feature:	<b>Jetted Tub, Skylights, Smoke Detector(s), Vacuum Built-In</b>				
Ext Feature:	<b>Two Balconies</b>				
Pub Rmks:					

**Check out this two-bedroom townhouse plus den in the heart of the city core, within walking distance to endless restaurants, shops, downtown, beaches, and hospital. Dexter Landing features seven charming townhouses nestled on quiet Elliot street. This 1800 sq/ft townhouse has a versatile layout featuring a large master bedroom with a luxurious five-piece ensuite and a private walk-out balcony. The spacious second bedroom is large enough for two beds, great for children with additional room in the open den for family or office space. The kitchen features stainless steel appliances, a separate dining area, and a living room that steps onto the back balcony overlooking peaceful Mill Creek. Outside features an oversized double car garage with ample space for bikes, kayaks, or other toys. Rentals and two pets are welcome, don't miss out on this great townhouse today.**

## Sold Information

Sold Price: **\$570,000**Sold Date: **12/17/2020**

---

**3880 Suncrest Court, Kelowna, V1W 4E8**

MLS® #: **10217291**  
Status: **Sold**  
Sub Area: **SE - South East Kelowna**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Rancher with Basement**  
Fireplace: **Conventional**  
Int Feature: **Drywall, Fire Sprinkler System, Island, Jetted Tub, Security System, Skylights, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Fenced Yard, Private Yard, Underground Sprinkler**  
Pub Rmks:

Spacious 5 bedroom plus Den 4 bath home near Gallaghers, tastefully updated. Over 4000 square feet of light filled rooms. If you need windows, this is the one. Entering the home you are greeted with the expanse that a 14 foot ceiling and a wall of views allows. This walkout rancher is at the end of a quiet street. Don't be fooled by it's unassuming street view. The kitchen is connected to a bright family room. The formal living room and dining room are the center piece. Again the Master Bedroom has no shortage of glass. On the main floor you will find 3 bathrooms appropriately placed, along with a 2nd bedroom and den. Walk downstairs to find a suite set up for family, connected to the living space. Perfect for sharing the home with another generation. The suite area has one bedroom, with another 2 bedrooms downstairs. Next to the separate entrance is a private deck for the suite. Lots of House...Lots of possibilities.

---

Sold Information

Sold Price: **\$920,000**

Sold Date: **10/22/2020**

---

**1422 Kendra Court, Kelowna, V1P 1P1**

MLS® #: **10217272**  
Status: **Sold**  
Sub Area: **BL - Black Mountain**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Grade Level Entry**  
Fireplace: **Conventional**  
Int Feature: **Island, Vacuum Built-In**  
Ext Feature: **Fenced Yard, Two Balconies, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

COME TO LOOK...FALL IN LOVE. Like to entertain? -This home has a very large open plan and an Island that easily seats 6. Outdoor space? -3 separate deck/patio areas. Quiet Street? - end of the cul de sac. Space? 5 bedrooms, Den, 3 bathrooms and almost 2900 sq ft. Parking? WOW... room for about 10 cars. Want a Suite? -this has a separate entrance and can be suite-ed. Extras like double oven stove and on-demand hot water. Call Mark Kayban today 250-826-4920

---

Sold Information

Sold Price: **\$814,900**

Sold Date: **12/24/2020**

---

**1420 Bernard Avenue, Kelowna, V1Y 6R7**

MLS® #: **10217050**  
Status: **Sold**  
Sub Area: **GL - Glenmore**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **Bi-Level**  
Fireplace:   
Complex: **1420 Bernard**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Great opportunity to own a freehold unit with no strata fees, in a super central location! Updated 2 bedroom 1.5 bath townhome with spacious deck and parking for 2! White kitchen cupboards with great counter space, stainless appliances, updated paint throughout and updated floors and windows too! Spacious laundry/mud room and good storage spaces. Just steps from convenience store, Duggan Park and transit. Close to downtown, Parkinson Recreation, Apple Bowl, restaurants and shops. Great opportunity for first time buyers or investors - no rental or pet restrictions.

---

Sold Information

Sold Price: **\$379,900**

Sold Date: **10/16/2020**

---

**791 Torrs Court, Kelowna, V1W 1B5**

MLS® #: **10216885**  
 Status: **Sold**  
 Sub Area: **LM - Lower Mission**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Grade Level Entry**  
 Fireplace:  
 Int Feature: **Vacuum Built-In**  
 Ext Feature: **Private Yard, Underground Sprinkler**  
 Pub Rmks:

**Perfect! This location and home are both 10/10. Tucked away on a quiet lower mission location this home is wonderful. This 4 bedroom with an additional fully self-contained in-law suite home has numerous renovations. Kitchen, appliances, furnace, patio doors to beautiful new covered deck, and wonderful landscaping. Completely move-in ready.**

Sub Area: **LM** Price: **\$769,900**

Beds: **5** SDOM: **17**  
 Full Bth: **3** PID: **023-502-673**  
 Half Bth: **0** Acres: **.23**  
 En Suite: **3-PCE** FFA Ttl: **1988**  
 Ttl Bth: **3** Wtr Frnt:  
 Yr Blt: **1999** Taxes: **\$3,383.00**  
 YB Dsc: **Approximate**

## Sold Information

Sold Price: **\$769,900**Sold Date: **10/14/2020****#187 1999 Highway 97S S, West Kelowna, V1Z 1B2**

MLS® #: **10216846**  
 Status: **Sold**  
 Sub Area: **LH - Lakeview Heights**  
 Prop Type: **Manufactured Home**  
 Type Dwell: **Double-Wide**  
 Style/Story:  
 Fireplace:  
 Mbl Hm Prk: **Westview Village MHP**  
 Int Feature: **Skylights**  
 Ext Feature: **Fenced Yard**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Oven Built-In, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**This home is ideal for those who want space for their stuff, their projects or their extended family, even larger dogs! There is a massive amount of dry storage space under this home for all your seasonal stuff. There's a huge bonus room behind the double carport that has been used over the years for summer family accommodations, a workshop, storage or studio, you choose in the future. The back enclosed deck gives you a hilltop view and enough room for a group of friends to hang out. Inside the home has been kept well over the years but there's also been some key upgrades too, like a new air conditioner, renovated bathrooms, updated plumbing and a long list of updated appliances. You'll be hard pressed to find so much value in such a great park so make the call to see it now.**

Sub Area: **LH** Price: **\$164,500**

Beds: **2** SDOM: **59**  
 Full Bth: **2** PID: **000-000-000**  
 Half Bth: **0** Acres: **.00**  
 En Suite: **4-PCE** FFA Ttl: **1248**  
 Ttl Bth: **2** Wtr Frnt: **0**  
 Yr Blt: **1981** Taxes: **\$256.50**  
 YB Dsc: **Approximate**  
 Pad Rent: **\$525.00**

## Sold Information

Sold Price: **\$163,500**Sold Date: **11/27/2020****#1 670 Lequime Road, Kelowna, V1W 1A4**

MLS® #: **10214740**  
 Status: **Sold**  
 Sub Area: **LM - Lower Mission**  
 Prop Type: **Strata**  
 Type Dwell: **Townhouse Semi-Detached**  
 Style/Story: **Two Storey**  
 Fireplace: **Conventional**  
 Complex: **Mission Breeze**  
 Int Feature: **Drywall**  
 Ext Feature: **One Balcony**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Oven Built-In, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**Spacious and private 1950 SQ. FT. , 3 bed + den, 2.5 bath, end-unit townhouse in the Lower Mission. Backing onto a green space with pond Mission Breeze is located set away from the hustle and bustle while close to everything that the Lower Mission has to offer. Open plan with large living room and formal dining room. The oversized eat in kitchen with gas fireplace opens on to a private rear patio. The main floor master bedroom has a large walk in closet and full ensuite bathroom. The second floor is equipped with a bright den and deck, 2 bedrooms and full bathroom for family or guests. Attached double car garage, B/I vac, a/c and 3 foot crawl. Fabulous location close to H2O, Capital New Centre, dog parks, shops and stroll to Okanagan Lake.**

Sub Area: **LM** Price: **\$799,500**

Beds: **3** SDOM: **18**  
 Full Bth: **2** PID: **026-447-011**  
 Half Bth: **1** Acres:   
 En Suite: **4-PCE** FFA Ttl: **1950**  
 Ttl Bth: **3** Wtr Frnt:  
 Yr Blt: **2005** Taxes: **\$4,428.69**  
 YB Dsc: **Actual**  
 Strat Fee: **\$317.00**

## Sold Information

Sold Price: **\$770,000**Sold Date: **09/25/2020**

---

**#308 2035 Baron Road, Kelowna, V1X 7G3**

MLS® #:	<b>10212619</b>	Beds:	<b>2</b>	SDOM:	<b>48</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>016-006-763</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>900</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1990</b>	Taxes:	<b>\$1,254.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>	Strat Fee:	<b>\$270.56</b>
Complex:	<b>Quail Place II</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Immaculate 2 bedroom rent-able condo in one of Kelowna's most central locations. Quail Place has excellent walkability, located within easy walking distance to groceries, shopping centres, the Mission Creek Greenway, and on major transit routes to both downtown & UBCO. The "Rail Trail", Kelowna's primary bicycle corridor, is just across Harvey Avenue. Inside this lovely condo, tasteful updates and features include: laminate flooring, updated carpets, fresh paint, recent vinyl windows, master bedroom with "cheater" ensuite access, and a large in-unit laundry/storage room. A spacious covered balcony makes a perfect outside living space to enjoy the mountain view. This is a great option for first-time buyers or investors, with no age restrictions and monthly rentals permitted. For more information click "view information on REALTOR® website.**

---

— Sold Information —Sold Price: **\$274,000**Sold Date: **09/16/2020**

---

**#35 7400 Pleasant Valley Road, Vernon, V1B 3V2**

MLS® #:	<b>10210829</b>	Beds:	<b>2</b>	SDOM:	<b>15</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>NB - North BX</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Manufactured Home</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>793</b>
Type Dwell:	<b>Single Wide</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>Other (See Remarks)</b>	Yr Blt:	<b>1973</b>	Taxes:	<b>\$161.04</b>
Fireplace:		YB Dsc:	<b>Substantially Renovated</b>	Pad Rent:	
Mbl Hm Prk:	<b>Scenic Valley MHP</b>				
Ext Feature:	<b>Garden</b>				
Equip/Appl:	<b>Dryer, Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**Well kept and affordable starter or retirement home. Cute 2 bedroom, 1 bath with an open layout. Addition is a front porch and a dining room. Includes 4 appliances. Yard has garden beds and a firepit. Parking accommodates two vehicles. Back yard shed and deck too. Pad rental is currently \$453.67 and seller pays water of \$29.35/month. Pets ok with approval, and park is family friendly. Park looks after septic. Silver Label is EL-255707-2015.**

---

— Sold Information —Sold Price: **\$62,000**Sold Date: **07/31/2020**

---

**#252 715 Leathead Road, Kelowna, V1X 5W3**

MLS® #:	<b>10210792</b>	Beds:	<b>1</b>	SDOM:	<b>23</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>002-080-150</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>786</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1978</b>	Taxes:	<b>\$1,187.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>	Strat Fee:	<b>\$246.23</b>
Complex:	<b>MacIntosh House</b>				
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**Introducing this gorgeous 2nd floor, 1 bedroom condo in a quiet and well maintained complex. Bright and spacious living room with an additional 90 sq ft. enclosed sun room over looking the inviting greenspace and pool included in fantastic package. The large bedroom will fit all your furniture desires with a walk thru laundry to a 4 piece bathroom. Conveniently located, close to amenities and includes a underground secure parking stall.**

---

— Sold Information —Sold Price: **\$205,000**Sold Date: **08/07/2020**

---

**6718 Paxton Valley Road, Falkland, V0E 1W1**

MLS® #:	<b>10210561</b>	Beds:	<b>2</b>	SDOM:	<b>127</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>012-187-470</b>
Sub Area:	<b>MLWW – Monte Lake / Westwold</b>	Half Bth:	<b>0</b>	Acres:	<b>156.00</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>710</b>
Type Dwell:	<b>Single Family w/Acreage</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1900</b>	Taxes:	<b>\$735.00</b>
Fireplace:	<b>Free-standing Metal</b>	YB Dsc:	<b>Approximate</b>		
Ext Feature:	<b>One Balcony</b>				
Pub Rmks:	<b>A Cowboy's Dream come true. This property has Two Titles and can uniquely accommodate 2 home sites. The farm site for this 156 acre property was picked over 100 years ago. They picked the most idyllic site in the area. The land is a mix of pasture, flat hay land and treed. There is natural water with year-round Six-Mile Creek, and a pond. Irrigation rights. The current home site has the original log home rebuilt, providing a cozy home. There are a couple of private spots for guests, also a machine shop, garage, horse barn and paddocks. Well cared for property just 40 min to Vernon. All measurements are approximate, verify if important.</b>				

**A Cowboy's Dream come true. This property has Two Titles and can uniquely accommodate 2 home sites. The farm site for this 156 acre property was picked over 100 years ago. They picked the most idyllic site in the area. The land is a mix of pasture, flat hay land and treed. There is natural water with year-round Six-Mile Creek, and a pond. Irrigation rights. The current home site has the original log home rebuilt, providing a cozy home. There are a couple of private spots for guests, also a machine shop, garage, horse barn and paddocks. Well cared for property just 40 min to Vernon. All measurements are approximate, verify if important.**

---

Sold InformationSold Price: **\$850,000**Sold Date: **11/16/2020**

---

**165 Robson Road E, Kelowna, V1X 1W3**

MLS® #:	<b>10208176</b>	Beds:	<b>5</b>	SDOM:	<b>18</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>008-452-351</b>
Sub Area:	<b>RS - Rutland South</b>	Half Bth:	<b>0</b>	Acres:	<b>.25</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>2681</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Bi-Level</b>	Yr Blt:	<b>1967</b>	Taxes:	<b>\$2,821.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Pub Rmks:	<b>GREAT LOCATION! Family sized Home and Yard! Walking distance to Plaza 33, Health Unit, Parks and South Rutland Elementary School. This is the first time on the market - a one owner home. Over 2600 Square Feet with a 1 car garage/enclosed carport. 3 bedrooms up and 2 down. Main bathroom has 2 sinks. Master bedroom has an ensuite. Large Recroom in the basement with a wood stove. Furnace in approximately 2008, Hot Water tank in 2019. Large quarter of an acre Lot. Great Garden area, with 2 sheds On septic.</b>				

**GREAT LOCATION! Family sized Home and Yard! Walking distance to Plaza 33, Health Unit, Parks and South Rutland Elementary School. This is the first time on the market - a one owner home. Over 2600 Square Feet with a 1 car garage/enclosed carport. 3 bedrooms up and 2 down. Main bathroom has 2 sinks. Master bedroom has an ensuite. Large Recroom in the basement with a wood stove. Furnace in approximately 2008, Hot Water tank in 2019. Large quarter of an acre Lot. Great Garden area, with 2 sheds On septic.**

---

Sold InformationSold Price: **\$525,000**Sold Date: **07/10/2020**

---

**452 Knowles Road, Kelowna, V1W 1H3**

MLS® #:	<b>10208170</b>	Beds:	<b>4</b>	SDOM:	<b>105</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>009-192-832</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	<b>.34</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>2406</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Bi-Level</b>	Yr Blt:	<b>1969</b>	Taxes:	<b>\$4,730.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Ext Feature:	<b>Fenced Yard, Garden, One Balcony, Private Yard</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:	<b>Street of Fine Homes AND Potential to Subdivide. The home is situated on one of the larger lots on Knowles, 0.343 Acres. This unique property finds the home situated to the side of the lot. Bring your ideas. The home has 4 bedrooms and includes a huge family room downstairs. In the backyard you will find an in-ground pool, fruit trees, a garden, a 2 story shed/playhouse for the kids or grandkids and plenty of open space. If you are looking for a large premium lot or a small project...this one is worth a look. All measurements are approximate and should be verified if important.</b>				

**Street of Fine Homes AND Potential to Subdivide. The home is situated on one of the larger lots on Knowles, 0.343 Acres. This unique property finds the home situated to the side of the lot. Bring your ideas. The home has 4 bedrooms and includes a huge family room downstairs. In the backyard you will find an in-ground pool, fruit trees, a garden, a 2 story shed/playhouse for the kids or grandkids and plenty of open space. If you are looking for a large premium lot or a small project...this one is worth a look. All measurements are approximate and should be verified if important.**

---

Sold InformationSold Price: **\$1,090,000**Sold Date: **10/01/2020**

**4822 Highway 97, Falkland, VOE 1W1**

MLS® #: **10207426**  
 Status: **Sold**  
 Sub Area: **SF - Salmon Vly / Falkland**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Two Storey**  
 Fireplace: **Free-standing Metal**  
 Int Feature: **Drywall, Smoke Detector(s), Vacuum Built-In**  
 Ext Feature: **Enclosed Balcony, Garden, Private Yard**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**Custom built 3334 sq ft home on a 24.36 acres. NOT in the ALR. A second full house is allowed on the property with the 'R' zoning. Also, No Building Permits required. Very bright with vaulted ceilings, plenty of windows and it's own Solarium. The home feature a very wide welcoming staircase, a spacious Master Bedroom, large walk-in closet and 4 bathrooms. There is a lot of buildable land, ready for your ideas. Geothermal Heating and Cooling with a brand new geothermal unit. Owner built with metal roof & extra soundproofing. The house is nicely set back from the highway, creating a very private setting.**

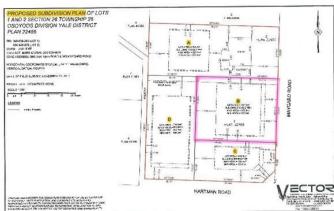
## Sold Information

Sold Price: **\$634,000**Sold Date: **11/14/2020****250 Hartman Road, Kelowna, V1X 2M6**Sub Area: **RN** Price: **\$480,000**

MLS® #: **10207418**  
 Status: **Sold**  
 Sub Area: **RN - Rutland North**  
 Prop Type: **Lots and Acreages**  
 Type Dwell: **Lot**  
 Style/Story:  
 Fireplace:  
 Pub Rmks:

**LOTS NOW REGISTERED GREAT OPPORTUNITY to build in a fantastic location. Walking distance to schools, sports facilities, shopping, and bus routes. These lots have now been registered. GST is applicable. This rare RU6 lot will be large enough to meet the duplex requirements. This lot will have a depth of approx. 126 ft. Don't miss out.**

## Sold Information

Sold Price: **\$470,000**Sold Date: **02/12/2021****920 Maygard Road, Kelowna, V1X 2M6**Sub Area: **RN** Price: **\$495,000**

MLS® #: **10207417**  
 Status: **Sold**  
 Sub Area: **RN - Rutland North**  
 Prop Type: **Lots and Acreages**  
 Type Dwell: **Lot**  
 Style/Story:  
 Fireplace:  
 Pub Rmks:

**LOCATION, LOCATION, LOCATION... Walking distance to schools, sports facilities, shopping, and bus routes. These lots are now registered. GST is applicable. This rare RU6 lot will be large enough to meet the duplex requirements. This lot will have a frontage of over 77 feet. Don't miss out.**

## Sold Information

Sold Price: **\$485,000**Sold Date: **01/26/2021**

---

**940 Maygard Road, Kelowna, V1X 2M6**

MLS® #: **10207416**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Split (3 level)**  
Fireplace: **Conventional**  
Ext Feature: **One Balcony**  
Pub Rmks:

**ATTENTION BUILDERS.** The existing house can provide revenue while building an additional house on the back. Services are in place to the lot line. The house is a 3 level split with 2 bedrooms up and one down. The House needs updating. There is a three piece bathroom on the upper level and a 2 piece on the lower level. The large crawl space provides a huge storage area and has easy access. The kitchen and dining room are very open, providing flexibility with large gatherings. The property is within Walking distance to schools, sports facilities, shopping, and bus routes. This rare RU6 lot will be large enough to meet the duplex requirements. The property will accommodate a duplex, two single family homes or one single family home.

---

Sold Information

Sold Price: **\$615,000**

Sold Date: **02/04/2021**

---

**#207 3806 35 Avenue, Vernon, V1T 9N6**

MLS® #: **10202914**  
Status: **Sold**  
Sub Area: **AP - Alexis Park**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace: **Decorative**  
Complex: **Turtle Mountain Estates**  
Int Feature: **Fire Sprinkler System, Security System, Smoke Detector(s)**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

**Turtle Mountain Estates** 2 Bedroom 2 Bath Condo. This bright, open plan, condo boasts south and west views of Vernon and the mountains. The spacious living room has a gas fireplace...and yes the gas is included in the strata fees. Enter the Kitchen, you will find ample cupboards and an openness to the living/dining areas. This is a split plan with Master Bedroom on one side and the second bedroom on the other. Both bedrooms are generously sized. The southern exposure will give you good sunlight even in the winter months. The utility room has enough space for a freezer or some storage shelving. You will love this central location. No surprises here. Take a look through our Virtual tour.

---

Sold Information

Sold Price: **\$307,000**

Sold Date: **06/19/2020**

---

**2920 Westridge Drive, Falkland, V0E 1W0**

MLS® #: **10202850**  
Status: **Sold**  
Sub Area: **SF - Salmon Vly / Falkland**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **One Storey**  
Fireplace: **Conventional**  
Int Feature: **Island, Vacuum Built-In**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Other (See Remarks), Refrigerator, Stove - Gas, Washer, Window Coverings**  
Pub Rmks:

Where can you get this much for under \$500,000??? Near New Beautifully Finished 4 Bedroom Home on 0.35 Acres. This well thought out, open concept home sits on a quiet lot in an area of newer Falkland homes. Both levels have generous windows that let the sunshine in. This is no spec house...Italian Porcelain Tile, Moen Fixtures, High End Lighting, Crown molding, Custom Millwork, Built in Vacuum, Heated Garage, Hot and Cold Water in Garage. Upstairs you will find a kitchen with extras too...Cabinets & Island with special pot/pan storage, glass display cabinets and Frigidaire Professional Appliances including a Gas Stove. The lower level has 2 bedrooms and could be a nice area for the in-laws. If you like the country feel, then this yard is for you. Yes it is fenced already. There are 2 man gates and a vehicle gate. It boasts 4 raised beds, a wired and insulated chicken coop/garden shed. The friendly community has the 'essentials'. Start with our virtual tour.

---

Sold Information

Sold Price: **\$490,000**

Sold Date: **05/06/2020**

**#419 550 Yates Road, Kelowna, V1V 1Z4**

MLS® #:	<b>10202478</b>	Beds:	<b>3</b>	SDOM:	<b>34</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>023-547-898</b>
Sub Area:	<b>NG - North Glenmore</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1839</b>
Type Dwell:	<b>Townhouse - Detached</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>1997</b>	Taxes:	<b>\$3,711.86</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Sandalwood</b>	Strat Fee:	<b>\$225.00</b>		
Int Feature:	<b>Skylights</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**LARGEST SANDALWOOD HOME.** This is the first time this 3 Bedroom 1839 sq ft home has been on the market. This spacious home, one owner home, is waiting for your updates. If you are looking to downsize but still want some elbow room this is it. The home was made to order for the current owner. It has all of the features that could be ordered when new, multiple skylights, multiple bay windows...even a built in ironing board. The location was also chosen because it too was premium, on the waterscape, furthest away from roads and public walkway, with an east facing back yard. All the ingredients are here for you to make this your perfect retirement home. Use the 3rd bedroom as a large office/den and still room for guests. Sandalwood is a wonderful community with 5 star amenities. You will love it here. We are following the Covid-19 protocol. Take a stroll through the virtual tour, but don't wait to view it!!

## Sold Information

Sold Price: **\$630,000**Sold Date: **05/11/2020****1551 Lindsay Drive, Kelowna, V1V 1T5**

MLS® #:	<b>10202463</b>	Beds:	<b>5</b>	SDOM:	<b>75</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>023-662-638</b>
Sub Area:	<b>GL - Glenmore</b>	Half Bth:	<b>1</b>	Acres:	<b>.19</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>3196</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>4</b>	Wtr Frnt:	
Style/Story:	<b>One and a half</b>	Yr Blt:	<b>1997</b>	Taxes:	<b>\$4,952.31</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Ext Feature:	<b>One Balcony, Private Yard</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**A FAMILY HOME THAT TICKS THE BOXES!!!** Rarely do homes on Sonora Park come up and this one is a beauty. Thinking of new?...Look here first. Get the features you want with a location you can't get anymore!!! 5 Bedrooms, 4 Bathrooms with a walkout basement. The owners had this specially built and now tastefully updated. Pool size yard, heated garage, large RV parking with sani dump. Separate entrance down. Too many features to list here. Take a stroll through the Virtual Tour. Measurements are from plans, verify if important. We are showing it with the Covid-19 Protocol. Venture out to look at this one, before it is gone.

## Sold Information

Sold Price: **\$900,000**Sold Date: **06/20/2020****#403 538 McKay Avenue, Kelowna, V1Y 5A8**

MLS® #:	<b>10202164</b>	Beds:	<b>2</b>	SDOM:	<b>67</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>026-867-273</b>
Sub Area:	<b>KS - Kelowna South</b>	Half Bth:	<b>0</b>	Acres:	<b>.00</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>979</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Multi-Level</b>	Yr Blt:	<b>2006</b>	Taxes:	<b>\$2,019.15</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Pandosy Place</b>	Strat Fee:	<b>\$341.73</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Island, Smoke Detector(s)</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**LOCATION LOCATION LOCATION!!** Pandosy Village, Steps to a Large Park, Steps to the Hospital. Beautiful top floor 2 bed, 2 bath condo in this highly desirable area! Located on the quiet and cooler side of the building. In a secure building featuring a big deck, gas fireplace, and mountain views. This is a well kept and nicely appointed home. Perfect for those who want to be steps away from shopping, restaurants, beach, parks, college, hospital, entertainment, public transit and more! Rentals and pets allowed. A Walk Score of 83 (Very Walkable) and a Bike Score of 93 (Biker's Paradise) lets you keep that car parked!! Measurements are approximate. Please verify if important. Take a look...you will not be disappointed. Make sure to stroll through our virtual tour. We are showing with the Covid-19 protocol to respect your safety.

## Sold Information

Sold Price: **\$424,700**Sold Date: **06/04/2020**

---

**#17 1481 Inkar Road, Kelowna, V1Y 8J1**Sub Area: **SFS** Price: **\$344,900**

MLS® #: **10201812**  
Status: **Sold**  
Sub Area: **SFS - Springfield/Spall**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **3ST**  
Fireplace: **Conventional**  
Complex: **Glenmeadow Estates**  
Int Feature: **Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Enclosed Balcony, Two Balconies**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Other (See Remarks), Refrigerator, Stove - Electric, Washer**

Beds: **2** SDOM: **21**  
Full Bth: **1** PID: **002-466-970**  
Half Bth: **1** Acres: **.00**  
En Suite: **None** FFA Ttl: **1198**  
Ttl Bth: **2** Wtr Frnt: **0**  
Yr Blt: **1979** Taxes: **\$1,567.00**  
YB Dsc: **Substantially Renovated**  
Strat Fee: **\$290.27**

Pub Rmks:

**Centrally located 2 bed 1.5 bath corner unit town house! Nestled close to the Landmark District, Guisachan Village Centre and Capri Mall. This home has many recent updates - New tile floor and tub surround with modern shower fixtures and glass. Kitchen has new countertops and flooring, under cabinet lighting, and a super quiet Bosch dishwasher and S/S appliances. Hot water tank was replaced in last 3 years. Main floor has super functional open floor plan perfect for entertaining. Gas fireplace and in wall surround sound speakers in living room. There is an enclosed balcony off the dining room and the Master bedroom has private sundeck with views of mountains. The unit has large closets throughout as well as additional storage under the stairs and on the top floor. Established landscaping and trees throughout complex and this unit has a larger concrete patio out front perfect for bbq season! Only a 6 minute bike ride to downtown. 2 cats or dogs under 20" permitted. No Rentals.**

---

Sold InformationSold Price: **\$331,000**Sold Date: **04/13/2020**

---

**#140 1255 Raymer Avenue, Kelowna, V1W 3S3**Sub Area: **SFS** Price: **\$339,000**

MLS® #: **10201237**  
Status: **Sold**  
Sub Area: **SFS - Springfield/Spall**  
Prop Type: **Manufactured Home**  
Type Dwell: **Double-Wide**  
Style/Story:   
Fireplace:   
Mbl Hm Prk: **Sunrise Village**  
Int Feature: **Drywall, Skylights, Smoke Detector(s), Vacuum Built-In**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**

Beds: **2** SDOM: **120**  
Full Bth: **2** PID: **000-000-000**  
Half Bth: **0** Acres: **.00**  
En Suite: **4-PCE** FFA Ttl: **1420**  
Ttl Bth: **2** Wtr Frnt:   
Yr Blt: **1987** Taxes: **\$1,741.00**  
YB Dsc: **Approximate**  
Pad Rent: **\$533.00**

Pub Rmks:

**VACANT AND EASY TO VIEW. Rentals allowed with approval of on-site manager. NICEST SQUARE FOOTAGE FOR THIS PRICE... 2 bedroom, 2 bath with 1420 sq. ft. QUIET...NOT ON GORDON DRIVE. Features a HUGE master bedroom with en-suite and walk-in closet. Master is large enough to use part as an office. Nice laminate floors in living and dining room, a good size patio and a garden shed for storage. Generous Living Room plus a Family Room off the Kitchen. The Carport was closed in and now provides secured space for your car and space for the handyman. Sunrise Village is dedicated to the active enjoyment of life and features an outdoor pool/jacuzzi, 5500 sq ft recreation facility to host potluck dinners, bingo, Saturday night dances, billiards, card games, fitness, & BBQ's. Price reflects need for some new flooring. RV PARKING FOR RV's, BOATS, ETC. Affordable living with all the amenities! Pets up to 14". Call TODAY**

---

Sold InformationSold Price: **\$315,000**Sold Date: **07/09/2020**

**2705 Boucherie Road, Kelowna, V1Z 2G3**

MLS® #: **10201213**  
 Status: **Sold**  
 Sub Area: **LH - Lakeview Heights**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Grade Level Entry**  
 Fireplace:  
 Int Feature: **Drywall, Smoke Detector(s), Vacuum Built-In**  
 Pub Rmks:

Sub Area: **LH** Price: **\$710,000**

Beds: **4** SDOM: **155**  
 Full Bth: **3** PID: **002-863-014**  
 Half Bth: **0** Acres: **.32**  
 En Suite: **3-PCE** FFA Ttl: **2784**  
 Ttl Bth: **3** Wtr Frnt:  
 Yr Blt: **1992** Taxes: **\$3,340.00**  
 YB Dsc: **Approximate**

**Spacious Lakeview Heights Home on the Wine Trail.** 4 bedrooms including a 1 bedroom suite. The property has a very spacious yard (0.31 acre) with some lovely outdoor living. You will love the lake views from the Sun-room, Dining-room and Master-Bedroom. Upstairs you will find a great room plus a large eating area just off the kitchen. 3 bedrooms up, with the Master nicely separated from the other bedrooms and main bathroom. The washer and dryer are conveniently located close to the bedrooms. The kitchen is larger than most, with lots of counter space. The main floor contains a big family room and a one bedroom in-law suite with it's own entrance. This is a nice clean home with some updates over the last few years. Come take a look.. Don't miss this one.

## Sold Information

Sold Price: **\$685,000**Sold Date: **08/12/2020****6438 Agassiz Road, Vernon, V1H 1P9**

MLS® #: **10200805**  
 Status: **Sold**  
 Sub Area: **SW - Swan Lake West**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Bi-Level**  
 Fireplace: **Conventional**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**  
 Pub Rmks:

Sub Area: **SW** Price: **\$585,000**

Beds: **5** SDOM: **247**  
 Full Bth: **2** PID: **010-528-423**  
 Half Bth: **0** Acres: **1.00**  
 En Suite: **None** FFA Ttl: **2121**  
 Ttl Bth: **2** Wtr Frnt:  
 Yr Blt: **1969** Taxes: **\$3,199.00**  
 YB Dsc: **Approximate**

**ATTENTION BUILDERS - Subdivision Potential or Enjoy the Large View Property.** 1 Acre with 5 Bedroom House, View, 3 Bay Garage Neighbour has recently done a Panhandle 2 lot subdivision. Previous owner had a 4 lot bareland strata subdivision to the Preliminary Layout Approval stage. Subdivision would require City of Vernon Approvals. This Home has been nicely updated on the main floor and has a tastefully renovated bath room. Over 2400 sq ft total. The lower level has not been renovated, but is very open and has its own entrance. The view of the city lights sparkle at night. The back yard is very private and has a large deck. The oversized 3 bay garage was built only a few years ago, giving a total of 5 covered parking spots. The property is on sewer, which is needed to have subdivision consideration. Quick possession is possible. Don't miss out.

## Sold Information

Sold Price: **\$570,000**Sold Date: **11/06/2020****#101 4450 Ponderosa Drive, Peachland, V0H 1X5**

MLS® #: **10200409**  
 Status: **Sold**  
 Sub Area: **PE - Peachland**  
 Prop Type: **Strata**  
 Type Dwell: **Townhouse**  
 Style/Story: **Rancher with Basement**  
 Fireplace: **Conventional**  
 Complex: **Chateaux on the Green**  
 Ext Feature: **Enclosed Balcony**  
 Pub Rmks:

Sub Area: **PE** Price: **\$515,000**

Beds: **3** SDOM: **77**  
 Full Bth: **3** PID: **017-339-847**  
 Half Bth: **0** Acres:  
 En Suite: **4-PCE** FFA Ttl: **2597**  
 Ttl Bth: **3** Wtr Frnt:  
 Yr Blt: **1992** Taxes: **\$2,922.26**  
 YB Dsc: **Actual**  
 Strat Fee: **\$371.43**

**Like the View...Love the Price!!** You will not be able to stop admiring the view. Large 3 bed+den, 3 bath end unit at Chateau on the Green - The Former Show Home! This bright spacious walkout home has no units above or below! Features; vaulted ceilings, fireplace, newly renovated kitchen, large sunroom off the kitchen, and even a sauna. You will love the radiant in floor heat throughout the main floor. This heat is included in the strata fees. Enjoy the peace and serenity from the covered balcony overlooking the Okanagan Lake...watch the deer wander close. This house comes with 2 Parking spots right beside the house entry. Lots of storage available on the lower level and in a separate storage unit. RV parking available. You will not be disappointed.

## Sold Information

Sold Price: **\$482,250**Sold Date: **05/13/2020**

**810 Dougall Road, Kelowna, V1X 3J8**

MLS® #:	<b>10200402</b>	Beds:	<b>4</b>	SDOM:	<b>13</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>006-851-291</b>
Sub Area:	<b>RS - Rutland South</b>	Half Bth:	<b>0</b>	Acres:	<b>.33</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>2090</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Bi-Level</b>	Yr Blt:	<b>1973</b>	Taxes:	<b>\$3,015.13</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Ext Feature:	<b>Fenced Yard, One Balcony, Private Yard</b>				
Pub Rmks:	<b>A home that has it all. Breathtaking views of city and valley off a large deck, phenomenal location, updates that include new roof 2018, furnace 2017, air conditioning 2019, hot water tank 2018, along with a fenced yard and the opportunity for a 2 bedroom inlaw suite as a mortgage helper. This home is located on Dougall Rd South on a .33 acre lot near the Springfield end, offering quick and easy access to all amenities. Home is meticulously clean and shows pride of ownership in every aspect. Main floor features two bedrooms with updated bathroom and laundry on the main floor. Large living room with gas fireplace makes for cozy winters by the fire. Downstairs is set up with summer kitchen and bathroom if you want the added income or simply keep it for the rest of the family. The lot is meticulously landscaped and fully fenced for kids and dog. This one wont last.....</b>				

## Sold Information

Sold Price: **\$590,000**Sold Date: **03/11/2020****#110 4380 Lakeshore Road, Kelowna, V1W 5H5**

MLS® #:	<b>10199961</b>	Beds:	<b>2</b>	SDOM:	<b>92</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>030-356-954</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>900</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>3ST</b>	Yr Blt:	<b>2018</b>	Taxes:	<b>\$2,269.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>Siena</b>	Strat Fee:	<b>\$340.06</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Hot Tub, Smoke Detector(s)</b>				
Ext Feature:	<b>Fenced Yard, One Balcony, Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer, Window Coverings</b>				
Pub Rmks:	<b>Prime condo living in newer and popular Siena at Sarsons building situated in the heart of Lower Mission close to Sarsons Beach. This is a one owner ground floor condo unit on quiet side of building with large partially covered and fully fenced patio area perfect for the dog! Popular split bedroom "C plan" with quartz counter tops, SS appliances, luxury vinyl plank flooring, Gas stove, 2" faux wood window coverings, modern open kitchen with "soft close" drawers and cabinets. The bonus patio area is what makes this unit unique with gas BBQ hook up and its perfect for the pet owners or if you just want that extra green outdoor living space. Amazing clubhouse facility with pool and hot-tub that opens to outdoor patio areas in summer, well-equipped gym, outdoor garden with pond. Rental, family &amp; small pet friendly! Comes with 1 underground parking stall. Great unit, shows like brand new but with NO GST! Minutes to the beach, H2O centre, golf, shopping, schools, transit, Sunshine Market.</b>				

## Sold Information

Sold Price: **\$435,000**Sold Date: **05/20/2020****#215 1329 KLO Road, Kelowna BC, V1W 3N9**

MLS® #:	<b>10199873</b>	Beds:	<b>2</b>	SDOM:	<b>19</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1300</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1991</b>	Taxes:	<b>\$0.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>Gordon Park Housing</b>	Strat Fee:	<b>\$281.00</b>		
Pub Rmks:	<b>Grand and spacious corner unit; 2 bed 2 bath; bright and cheery; extra windows; enclosed deck; secured parking; affordable living!</b>				

## Sold Information

Sold Price: **\$216,000**Sold Date: **03/03/2020**

---

**#101 290 Highway 33 East, Kelowna, V1X 2A3**

MLS® #: **10197214**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **Conventional**  
Fireplace: **Conventional**  
Complex: **The Chantel**  
Ext Feature: **Fenced Yard**  
Pub Rmks:

Sub Area: **RN** Price: **\$339,900**  
Beds: **2** SDOM: **87**  
Full Bth: **2** PID: **002-467-232**  
Half Bth: **0** Acres:   
En Suite: **3-PCE** FFA Ttl: **1158**  
Ttl Bth: **2** Wtr Frnt:   
Yr Blt: **1980** Taxes: **\$1,744.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$271.27**

**NICEST UNIT IN THE COMPLEX. FULLY RENOVATED, HAS DIRECT YARD ACCESS AND IS ON THE QUIET SIDE!!!** Rare 1158 sq. ft. completely remodeled end unit in a popular complex with 2 bedrooms, 2 bath, beautiful custom wood burning fireplace and spacious master bedroom. There are plenty of windows letting in lots of natural light. New Kitchen, New Bathrooms, New Flooring, New Paint. Located on quiet north side of complex and backs onto a cul-de-sac in a very family orientated neighborhood with 2 parking spots at your doorstep. Central location with access to public transit as well as shopping, schools, parks and Big White Ski Resort. Rancher style home with no stairs and backs on to gorgeous green space ideal for a small dog. It has a large in-suite laundry and a spacious storage locker. Enjoy the afternoon sun off of your rear patio which opens up to a large well maintained yard. The complex allows small pets and rentals with some restrictions. You will NOT be disappointed.

---

Sold Information

Sold Price: **\$330,000**

Sold Date: **03/25/2020**

---

**#305 445 All Star Court, Kelowna, V1X 5N7**

MLS® #: **10197061**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace:   
Complex: **Kelowna House**  
Int Feature: **Smoke Detector(s)**  
Ext Feature: **Enclosed Balcony**  
Equip/Appl: **Dishwasher, Refrigerator, Stove - Electric, Window Coverings**  
Pub Rmks:

Sub Area: **RN** Price: **\$209,900**  
Beds: **2** SDOM: **58**  
Full Bth: **1** PID: **002-776-138**  
Half Bth: **0** Acres:   
En Suite: **None** FFA Ttl: **986**  
Ttl Bth: **1** Wtr Frnt:   
Yr Blt: **1974** Taxes: **\$1,398.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$303.59**

Welcome to 305 445 All Star Court located in central Rutland this two bedroom one bathroom condo features a great floor plan with the kitchen living and dining room and access to the patio on one side, on the other side the second bedroom and a master suite including a four-piece ensuite/main bath cheater. There are two storage units one inside the unit and another on the floor just down the hallway. There is an amazing in-ground pool to enjoy all summer long. The building has just gone through extensive renovations including all new exterior siding new windows update and hallways including new carpet and paint.

---

Sold Information

Sold Price: **\$199,900**

Sold Date: **02/13/2020**

---

**#308 1964 Enterprise Way, Kelowna, V1Y 9S7**

MLS® #: **10196662**  
Status: **Sold**  
Sub Area: **GL - Glenmore**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **Insert**  
Fireplace: **Insert**  
Complex: **Meadowbrook Estates**  
Ext Feature: **One Balcony**  
Pub Rmks:

Sub Area: **GL** Price: **\$439,900**  
Beds: **2** SDOM: **71**  
Full Bth: **2** PID: **023-893-133**  
Half Bth: **0** Acres:   
En Suite: **4-PCE** FFA Ttl: **1410**  
Ttl Bth: **2** Wtr Frnt:   
Yr Blt: **1997** Taxes: **\$2,265.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$345.91**

Extra large 2 bedroom + den condo at Meadowbrook Estates, one of the most sought after complexes in Kelowna. Meadowbrook has excellent amenities and is known for it's "resort-like" lifestyle and central location. The spacious 1410 sq ft open plan condo is perfect for those who want to downsize but are not ready for a small condo. A stone feature wall and fireplace give the condo a very warm and cozy feel. The spacious balcony faces the north side, allowing you to enjoy the outside even in hot summer month. For your company there is a guest suite which is right across the hall. The Storage Locker is beside the unit and there is a Gym just down one floor. You will have access to 2 parking spots and also a bike storage room. The Pool is a nice feature in the summer. The Clubhouse with change rooms is conveniently located in the court yard. At Meadowbrook you will have the opportunity to work together and play together. Measurements and sizes are approximate, verify if important.

---

Sold Information

Sold Price: **\$427,750**

Sold Date: **02/14/2020**

---

---

**#209 1329 KLO Road, Kelowna, V1W 3N9**

MLS® #: **10196642**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **Decorative**  
Complex: **Gordon Park Housing**  
Ext Feature: **Enclosed Balcony**  
Pub Rmks:

Sub Area: **LM** Price: **\$199,800**  
Beds: **2** SDOM: **90**  
Full Bth: **2** PID: **000-000-000**  
Half Bth: **0** Acres:   
En Suite: **4-PCE** FFA Ttl: **1137**  
Ttl Bth: **2** Wtr Frnt:   
Yr Blt: **1992** Taxes: **\$0.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$305.80**

**Facing the quiet east side of the building. Gordon Park provides a great Lower Mission location near to all amenities, plus in the complex, an amenity lounge, library, work shop and small workout room. Nice 2 bed, 2 bath unit that has been updated with flooring, counter tops, sinks, lighting, paint, carpeting, etc. No Property Transfer Tax, low strata fees includes property taxes if you are over 65 yr, or only \$250.00 annually if you are not. Clean, bright and shows well!**

---

— Sold Information —

Sold Price: **\$185,000**

Sold Date: **03/02/2020**

---

**6715 Paxton Valley Road, Falkland, V0E 1W0**

MLS® #: **10196371**  
Status: **Sold**  
Sub Area: **OA - Outside Board Area**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family w/Acreage**  
Style/Story:   
Fireplace:   
Pub Rmks:

Sub Area: **OA** Price: **\$534,900**  
Beds: **4** SDOM: **65**  
Full Bth: **1** PID: **028-005-422**  
Half Bth: **1** Acres: **43.00**  
En Suite: **None** FFA Ttl: **3275**  
Ttl Bth: **2** Wtr Frnt:   
Yr Blt: **2013** Taxes: **\$1,899.06**  
YB Dsc: **Approximate**

**NEWER OPEN CONCEPT 4 BEDROOM HOME ON 43 ACRES - GREAT VIEWS...GREAT VALUE...with GREEN TECHNOLOGY!! Located about 15 min north of Falkland This 2013 home has over 3200 sq ft with 1663 sq ft finished on the main floor. 4 bedrooms, 2 bathrooms, a den & a large great room with a real wood burning fireplace. Stunning views multiple windows. The bright walkout basement is framed in and ready for you to add equity. ALR land. Powered by Solar and Propane, there are 12-190W Solar Panel, a high efficiency propane furnace and propane hot water tank. It also has a propane powered gas stove. The electricity comes from the solar panels and is stored in batteries. There is a 6 Kw back up generator. The property is gently sloping and mostly treed. There are many options to locate future out buildings. The area has many small acreages. Paxton Valley Road is a main road in the area & is well maintained in the winter. Click on the film icon for the aerial video for the tour. Book an appointment now.**

---

— Sold Information —

Sold Price: **\$525,000**

Sold Date: **01/29/2020**

---

**5131 Bolean Lake Road, Falkland, V0E 1W0**

MLS® #: **10194958**  
Status: **Sold**  
Sub Area: **SF - Salmon Vly / Falkland**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family w/Acreage**  
Style/Story: **Rancher with Basement**  
Fireplace: **Free-standing Metal**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **SF** Price: **\$739,900**  
Beds: **3** SDOM: **123**  
Full Bth: **3** PID: **029-150-264**  
Half Bth: **0** Acres: **2.47**  
En Suite: **4-PCE** FFA Ttl: **2862**  
Ttl Bth: **3** Wtr Frnt:   
Yr Blt: **2017** Taxes: **\$2,594.00**  
YB Dsc: **Actual**

**What are the chances of finding a property with a new house and shop on acreage for this price? Here's your chance, don't miss this opportunity! Beautifully finished two-year-old level entry rancher with a walkout basement. Lots of room for everyone with three bedrooms plus den, three full bathrooms, and the potential for a basement suite. Amenities include: High end appliance package, German engineered laminate floors, quartz countertops, Hardie board siding, excellent water source with reverse osmosis plumbing, water softener system, and a highly efficient wood stove with an electric back-up heating source. Incredible views of the valley from the South facing deck. Plenty of parking, including a two car garage and fully finished 24 x 32 heated shop with 200 amp power. Lots of storage space. Super private acreage, fully fenced for animals and large enough for a hobby farm. Well built home from a reputable builder. Quick possession available. Floor plans upon request.**

---

— Sold Information —

Sold Price: **\$720,000**

Sold Date: **03/16/2020**

**11271 Reiswig Road, Lake Country, V4V 1X3**

MLS® #:	<b>10194274</b>	Beds:	<b>3</b>	SDOM:	<b>97</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>008-974-357</b>
Sub Area:	<b>LE - Lake Country East / Oyama</b>	Half Bth:	<b>0</b>	Acres:	<b>.35</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1344</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>1968</b>	Taxes:	<b>\$2,715.00</b>
Fireplace:		YB Dsc:			<b>Approximate</b>
Int Feature:	<b>Vacuum Built-In</b>				
Ext Feature:	<b>Fenced Yard, Garden</b>				
Pub Rmks:					

**Check out this cute 3 Bedroom 1 bathroom one-level Rancher in a great location with a fantastic large .35 acre fenced yard. This 1344 sq ft home has many updates throughout the house including a new roof in 2017, new flooring, and all new doors inside and out. The kitchen has lots of counter/cupboard space, large pantry and a bay window overlooking the yard. The living room has large windows which provides lots of natural light. Down the hall you will find 3 good sized bedrooms and 1 Full bath. Lots of storage inside and out. The home features a sunroom off the back of the house which could be used as an office or man cave. The sunroom has access to the large deck and beautiful yard. Enjoy the peace and quite in your large private yard with a triple car detached garage/shop and carport. Located in Beautiful Lake Country on a quite street minutes to Lake, Parks, Wineries, Schools and Okanagan rail trail. Close to Vernon, Kelowna, Airport and UBCO.**

## Sold Information

Sold Price: **\$562,000**Sold Date: **01/28/2020****1810 Crosby Road, Kelowna, V1V 1T4**

MLS® #:	<b>10193183</b>	Beds:	<b>3</b>	SDOM:	<b>94</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>017-634-156</b>
Sub Area:	<b>NG - North Glenmore</b>	Half Bth:	<b>2</b>	Acres:	<b>.62</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>2-PCE</b>	FFA Ttl:	<b>2010</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Split (4 level)</b>	Yr Blt:	<b>1975</b>	Taxes:	<b>\$4,939.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:			<b>Approximate</b>
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**\*BUILDERS & DEVELOPERS TAKE NOTE\* This parcel has the potential to Subdivide 5 lots. Zoned RU2 already. Curb and Sidewalk in place already. Existing House is dated but livable. It is about 2010 sq ft on 3 levels with a 4th unfinished plus a 5th for storage. 3 Bedrooms, 3 bathrooms, Huge deck and amazing valley views. This property is being sold for it's land value. All information is believed to be correct but should be verified if important.**

## Sold Information

Sold Price: **\$960,000**Sold Date: **01/24/2020****#113 5484 25 Avenue, Vernon, V1T 7A8**

MLS® #:	<b>10192223</b>	Beds:	<b>2</b>	SDOM:	<b>128</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>OL - Okanagan Landing</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Manufactured Home</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1050</b>
Type Dwell:	<b>Single Wide</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1991</b>	Taxes:	<b>\$808.00</b>
Fireplace:		YB Dsc:			<b>Actual</b>
Mbl Hm Prk:	<b>Big Chief</b>	Pad Rent:			<b>\$533.00</b>
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Tucked away from the busy sounds of 25th ave sits this well maintained 2 Bed 1 Bath manufactured home in Big Chief MHP. Check out the sunken living room with vaulted ceilings all the way through to the nicely laid out kitchen with skylight and breakfast bar. Down the hall past the first bedroom you will find a spacious full bathroom with double sinks, skylight, laundry and a cheater door to the master bedroom. The added entry room makes for a great area with ample space for a freezer and additional storage. Access from 2 doors to the covered 21 x 10 deck to enjoy relaxing outside or enjoy the summer sunshine at the front with the 10 x 11 covered patio. The paved parking pad includes carport parking for 1 vehicle that is also attached to the wired and heated 16 x 10 workshop. Don't delay in booking your viewing of this nicely landscaped, well maintained home located in beautiful Big Chief 55+ Mobile Home Park.**

## Sold Information

Sold Price: **\$137,000**Sold Date: **01/31/2020**

**#109 1120 Guisachan Road, Kelowna, V1Y 9R5**

MLS® #: **10189541**  
 Status: **Sold**  
 Sub Area: **SFS - Springfield/Spall**  
 Prop Type: **Strata**  
 Type Dwell: **Townhouse Semi-Detached**  
 Style/Story: **Two Storey**  
 Fireplace: **Conventional**  
 Complex: **Aberdeen Estates**  
 Int Feature: **Drywall, Vacuum Built-In**  
 Pub Rmks:

Sub Area: **SFS** Price: **\$429,900**  
 Beds: **2** SDOM: **75**  
 Full Bth: **2** PID: **024-787-965**  
 Half Bth: **0** Acres:   
 En Suite: **3-PCE** FFA Ttl: **1311**  
 Ttl Bth: **2** Wtr Frnt:   
 Yr Blt: **2000** Taxes: **\$2,210.00**  
 YB Dsc: **Approximate**  
 Strat Fee: **\$212.35**

**Bright End-Unit in Desirable Aberdeen Estates near Guisachan Shopping! 2 bed 2 bath. Best location on quiet laneway, with large yard and convenient 2nd Parking spot by door. Mature landscaping & Covered Veranda. Upscale Laminate floors on main floor bring warmth and convenience. South facing Eating Area off Kitchen. Large Dining Room/Living Room with Corner Gas fireplace. Glass sliding door to Covered Patio and Quiet Open Green Space. 2 spacious bedrooms up, King Bed Sized Master bedroom with Bay window. Dual use 4 piece Main Bathroom-Ensuite offers convenience & appeal. Skylites bring natural light. 2nd Bedroom is large - great for kids, guests and/or office. Situated on a no thru cul de sac road in a Well maintained Family friendly development with a large play ground, clubhouse and ingeniously designed green areas offering privacy and small neighbourhood safe feel. A minute's Walk to Guisachan Village with Starbucks, Shopping, Eating, doctor, Pharmacy and more.**

## Sold Information

Sold Price: **\$422,500**Sold Date: **10/14/2019****1362 Mountainview Street, Kelowna, V1Y 4N5**

MLS® #: **10189153**  
 Status: **Sold**  
 Sub Area: **GL - Glenmore**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Bi-Level**  
 Fireplace: **Conventional**  
 Ext Feature: **Fenced Yard**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**  
 Pub Rmks:

Sub Area: **GL** Price: **\$548,000**  
 Beds: **2** SDOM: **53**  
 Full Bth: **2** PID: **010-385-886**  
 Half Bth: **0** Acres: **.17**  
 En Suite: **None** FFA Ttl: **1933**  
 Ttl Bth: **2** Wtr Frnt:   
 Yr Blt: **1950** Taxes: **\$2,991.00**  
 YB Dsc: **Approximate**

**\$27,000 below current Appraisal!!! Family home, very desirable area with 1933 sq.ft. and LANE ACCESS!! It is close to shopping, restaurants, transit stop and a good elementary school. The nice size living room with a wood burning fireplace has hardwood floors and classic ceiling features. The big family room in the basement is great for being together. There are two good size bedrooms on the upper level and potential for more bedrooms in the basement. The kitchen overlooks the back yard and has a tiled back splash and floor. Enjoy the big yard for family barbeques. The kids will love kicking a ball...plenty of room for kids to be kids. A new high efficiency furnace, replaced in 2018 and hot water tank, replaced in 2017. The lane way behind the property adds to the potential for a carriage house. City approval and rezoning would be required. This home is ready for you to add your personal touches. Don't delay on this one.**

## Sold Information

Sold Price: **\$540,000**Sold Date: **09/16/2019****146A&146B Adventure Road, Kelowna, V1X 1N4**

MLS® #: **10187162**  
 Status: **Sold**  
 Sub Area: **RS - Rutland South**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Duplex (Full)**  
 Style/Story: **Two Storey**  
 Fireplace:   
 Ext Feature: **Fenced Yard**  
 Equip/Appl: **Dryer, Refrigerator, Stove - Electric, Washer**  
 Pub Rmks:

Sub Area: **RS** Price: **\$668,900**  
 Beds: **4** SDOM: **164**  
 Full Bth: **2** PID: **008-321-876**  
 Half Bth: **2** Acres: **.23**  
 En Suite: **None** FFA Ttl: **2663**  
 Ttl Bth: **4** Wtr Frnt:   
 Yr Blt: **1968** Taxes: **\$3,199.48**  
 YB Dsc: **Approximate**

**Excellent opportunity to buy an investment property or live in one side and keep revenues from the other. Priced well as it is close to 5% cap rate. Each side has 2 bedrooms and a den, 1.5 bathrooms. One side is a little larger where the garage area was closed in. Beautiful yards all fenced. Lots of parking area. Close to schools and located in a great neighbourhood.**

## Sold Information

Sold Price: **\$625,000**Sold Date: **12/18/2019**

---

**#306 2250 Majoros Road, West Kelowna, BC, V4T 2C2**

MLS® #:	<b>10186882</b>	Beds:	<b>2</b>	SDOM:	<b>45</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>030-678-145</b>
Sub Area:	<b>WEC - Westbank Centre</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>889</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>2019</b>	Taxes:	<b>\$221.10</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>NEO</b>	Strat Fee:	<b>\$226.58</b>		
Int Feature:	<b>Fire Sprinkler System, Smoke Detector(s)</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**2 PARKING STALLS and the GST is already paid! This spectacular 2 bedroom, 2 bathroom + DEN condo is sure to impress. Experience living at NEO, a brand new "Built Green" condo (53% better than regular construction according to the developer). You'll love the spectacular ROOF TOP PATIO & BBQ AREA (with beautiful unobstructed lake views, COMMUNITY GARDEN and the low power bill. This near new condo features UPGRADED MARBLE COUNTER TOPS and UPGRADED KITCHEN CABINETS. A PERFECT FLOOR-PLAN features 2 MASTER BEDROOMS + a DEN. The kitchen is a chefs dream and offers plenty of cabinet and counter space, and includes gleaming stainless steel appliances. An open floor plan offers a spacious living room and easy access to a large outside sun deck. NEO includes UNDERGROUND PARKING, BIKE STORAGE, roof top SOLAR PANELS (to help power common areas), 9' ceilings, triple pane windows and so much more. RENTALS ARE ALLOWED. No size restriction on pets (2 dogs allowed!).**

---

Sold InformationSold Price: **\$330,000**Sold Date: **08/16/2019**

---

**472 Knowles Road, Kelowna, V1W 1H3**

MLS® #:	<b>10186473</b>	Beds:	<b>5</b>	SDOM:	<b>64</b>
Status:	<b>Sold</b>	Full Bth:	<b>4</b>	PID:	<b>009-709-347</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	<b>.39</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>3900</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>4</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1975</b>	Taxes:	<b>\$5,882.09</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Int Feature:	<b>Drywall, Jetted Tub, Security System, Vacuum Built-In</b>				
Ext Feature:	<b>One Balcony, Private Yard, Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Oven Built-In, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**Excellent family home in a highly desirable Lower Mission neighbourhood. Home has many custom features and extras. There are five bedrooms, three on the main floor. The Living and dining rooms are separated by a free-standing brick fireplace with a raised marble hearth, top quality broadloom with a large picture window overlooking the front yard. There is a spacious, gourmet equipped "U" shaped kitchen with beautiful solid oak cabinetry plus generous eating area which backs onto the stairway that leads to the lower level. There is a convenient summer kitchen/laundry room, a three-piece bath and a door to the back garden oversized two car garage is accessed off the side entrance hall. High end German made doors off the master bedroom and family open to a 20' x 7' covered deck. The lower level has a huge recreation room, two more bedrooms a bathroom with a second jetted tub and, (the other one is in the main floor bathroom) and a 20' x 15' unfinished (theatre?) room. The list goes on!!!**

---

Sold InformationSold Price: **\$1,275,000**Sold Date: **08/27/2019**

---

**#302 1327 St. Paul Street, Kelowna, V1Y 2E2**

MLS® #:	<b>10186114</b>	Beds:	<b>2</b>	SDOM:	<b>17</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>026-661-373</b>
Sub Area:	<b>KN - Kelowna North</b>	Half Bth:	<b>0</b>	Acres:	<b>.00</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1177</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	<b>0</b>
Style/Story:		Yr Blt:	<b>2006</b>	Taxes:	<b>\$2,165.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>St.Paul Place</b>	Strat Fee:	<b>\$300.00</b>		
Int Feature:	<b>Island</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

Welcome to St. Paul Place in Kelowna's Downtown core. Upscale building with glass elevator and secure parking. This spacious, bright, open concept 2 bed/2 bath unit features new paint and flooring, 10 ft. ceilings and large windows that allow lots of natural light. Centrally located with entertainment, dinning as well as moments away from Okanagan Lake waterfront. This property is vacant and move-in ready! Furry Friends are welcome with restrictions.

---

Sold InformationSold Price: **\$424,000**Sold Date: **07/05/2019**

---

**930 Graham Road, Kelowna, V1X 1J4**

MLS® #:	<b>10185149</b>	Beds:	<b>3</b>	SDOM:	<b>25</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>003-846-547</b>
Sub Area:	<b>RS - Rutland South</b>	Half Bth:	<b>0</b>	Acres:	<b>.23</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1007</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>1974</b>	Taxes:	<b>\$3,458.25</b>
Fireplace:		YB Dsc:	<b>Substantially Renovated</b>		
Int Feature:	<b>Drywall, Smoke Detector(s), Vacuum Built-In</b>				
Ext Feature:	<b>Fenced Yard, Garden, Hot Tub</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

Springvalley Rancher Totally Updated - Bamboo Hardwood, Tile, Paint, Cabinets, Countertop and Sink, Bathroom, High Efficiency Furnace, Air Conditioning, Hot Water On Demand, Built-in Vacuum, R-50 Attic Insulation, Low E Windows, LED Lighting, Barn Door in Living Room, Natural Gas for BBQ, Newer Hot Tub, Fully Fenced Backyard with Beautiful Reclaimed Wood Fence, Vehicle Gate to Backyard, Workshop with Power, Garden Shed. Nothing to do here but move in and Enjoy! (Original Home built in 1947, moved and enlarged in 1974 and now recently totally remodelled)

---

Sold InformationSold Price: **\$459,350**Sold Date: **06/29/2019**

---

**#318 1329 KLO Road, Kelowna, V1W 3N9**

MLS® #:	<b>10184696</b>	Beds:	<b>2</b>	SDOM:	<b>28</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>017-609-780</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1150</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1991</b>	Taxes:	<b>\$0.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>Gordon Park Housing Society</b>	Strat Fee:	<b>\$279.00</b>		
Int Feature:	<b>Vacuum Roughed In</b>				
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

Great well cared for unit in this 50 plus co-op, has no rentals no pets. This super 2 bedroom 2 bathroom unit has updated flooring, raised panel oak cabinets, newer plumbing fixtures, stainless appliances, granite countertops and all ready to go for you! The unit has same-floor secured storage locker, enclosed balcony facing north ... nice and cool overlooking the parking lot through the pine trees. Comes with one secured parking stall, workshop access, common area room with kitchen for those special occasions, exercise room, library and you can choose to have meals in the adjacent building if you like. This must be a cash purchase as it is cooperative housing.

---

Sold InformationSold Price: **\$235,000**Sold Date: **06/25/2019**

---

**#11 10724 Bottom Wood Lake Road, Lake Country, V4V 2T3**Sub Area: **LE** Price: **\$409,000**

MLS® #: **10184414**  
Status: **Sold**  
Sub Area: **LE - Lake Country East / Oyama**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **Two Storey**  
Fireplace:  
Complex: **Vivid Park**  
Int Feature: **Island**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

**Great Family Home!! Located close to schools and shopping and Wood Lake. Kitchen has an island and pantry and opens to the cosy livingroom. There are 3 nice size bedrooms, master has a full ensuite and walk in closet as well as a main bath.**

## Sold Information

Sold Price: **\$409,000**Sold Date: **07/17/2019**

---

**3608 Sunset Ranch Drive, Kelowna, V1X 8C7**Sub Area: **EL** Price: **\$669,000**

MLS® #: **10182392**  
Status: **Sold**  
Sub Area: **EL - Ellison**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family - Bare Land Strata**  
Style/Story: **Rancher with Basement**  
Fireplace: **Insert**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

**PRICE REDUCED! Sunset Ranch DETACHED home with private yard!!! Great value for a detached home in this popular community. You will LOVE this walk out rancher which features open concept living with 4 bed and 3 baths. This home shows so well that you might pick it over a new one. Vaulted ceilings throughout the great room, dining room and kitchen. There is a spacious deck off of the great room which is tastefully screened for comfort and privacy. There is a noticeable convenience to the main floor Master bedroom and ensuite. The 2nd bedroom upstairs could be used as an office. In the lower level you will find 2 additional bedrooms, which provide a separate get away for your guests. The family transitions to the patio and yard. Almost 300 sq ft of unfinished space will be perfect for your storage. One of the rare lots in the area where there is NO traffic close to back yard. Low strata fees of \$42.50 per month, yes...\$42.50. Click the Blue Film Icon for the 3D tour. Come take a look.**

## Sold Information

Sold Price: **\$659,900**Sold Date: **06/14/2019**

---

**1090 Quesnel Road S, Kelowna, V1Y 3J6**Sub Area: **KS** Price: **\$759,000**

MLS® #: **10182385**  
Status: **Sold**  
Sub Area: **KS - Kelowna South**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Two Storey**  
Fireplace:  
Int Feature: **Smoke Detector(s)**  
Ext Feature: **Fenced Yard**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer, Window Coverings**  
Pub Rmks:

**This large 7 bdrm home in a fantastic location on the creek in South Kelowna has lots to offer now and in the future. It is situated on a .41-acre corner lot with a large back yard with some fruit trees. The proximity to OK College and KSS makes it a good location to host students. There is also a separate Nanny area. The house features a nice living room, dining room and an updated kitchen with an open feeling. The kitchen offers plenty of storage in the large pantry and loads of counter space, a SS fridge, gas stove AND an upright freezer!! The kitchen leads out to a large deck with a view of the creek and yard. This is a wonderful place for your gatherings...inside or outside. In the lower level are 3 bedrooms, a bathroom, a huge family room and a fitness/yoga studio.**

## Sold Information

Sold Price: **\$745,000**Sold Date: **06/14/2019**

---

**#112 2110 Hoy Street, Kelowna, V1Y 8S8**

MLS® #:	<b>10180606</b>	Beds:	<b>2</b>	SDOM:	<b>41</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>004-269-616</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>1</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>2-PCE</b>	FFA Ttl:	<b>1241</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1986</b>	Taxes:	<b>\$1,327.70</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>Springfield Manor</b>	Strat Fee:	<b>\$255.67</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Security System, Smoke Detector(s)</b>				
Ext Feature:	<b>Garden, One Balcony</b>				
Equip/Appn:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Great Value, Condo in a 55+ Adult Living Community. Offering approximately 1241 sq ft. 2 Bedrooms, 2 baths, in-suite laundry room, spacious balcony a/c. Located in Springfield Manor known for its friendly atmosphere and great location close to shopping, hospital, parks, transit and numerous amenities. Great open living room, dining room, and kitchen with lots of counter space, large windows & patio doors to a spacious balcony. Master Bedroom w/en-suite and vast closet space. The second bedroom is spacious, main bathroom, hallway closet, and laundry room. Appliances included are a fridge, stove, built-in dishwasher, washer & dryer. Secured underground garage, and 2 sizable assigned storage lockers. The building and grounds are well maintained, ample visitor parking, wheelchair accessibility, 24-hour video surveillance. Building amenities: recreation room w/pool table, library, exercise equipment, workshop, large dining/activities room w/kitchen, piano, and outdoor patio.**

---

Sold InformationSold Price: **\$190,000**Sold Date: **05/27/2019**

---

**224 Asher Road, Kelowna, V1X 3H6**

MLS® #:	<b>10179233</b>	Beds:	<b>2</b>	SDOM:	<b>28</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>026-208-903</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1080</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>Bi-Level</b>	Yr Blt:	<b>1972</b>	Taxes:	<b>\$1,855.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>Asher</b>	Strat Fee:	<b>\$150.00</b>		
Int Feature:	<b>Drywall, Island, Smoke Detector(s)</b>				
Ext Feature:	<b>Fenced Yard, One Balcony, Private Yard</b>				
Equip/Appn:	<b>Refrigerator, Stove - Electric, Window Coverings</b>				
Pub Rmks:					

**Amazing find, 2 bedrooms 1 bathroom townhouse right next to the Rutland bus exchange. Nice bright open floor plan with deck off the back to a private back yard. This is a perfect starter home. Why rent when you can own? Open living room and kitchen area. Perfect location with a short walk to shops and restaurants. A must see. Will not last long.**

---

Sold InformationSold Price: **\$300,400**Sold Date: **04/23/2019**

---

**#127 1995 Burtch Road, Kelowna, V1Y 4B4**

MLS® #:	<b>10177601</b>	Beds:	<b>4</b>	SDOM:	<b>98</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>002-233-371</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	<b>.00</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>2100</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	<b>0</b>
Style/Story:	<b>Rancher with Basement</b>	Yr Blt:	<b>1981</b>	Taxes:	<b>\$1,571.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Sandringham</b>	Strat Fee:	<b>\$206.85</b>		
Ext Feature:	<b>Private Yard</b>				

**Enjoy spacious living in this ideal central location, 4 bedrooms with a private quiet patio area and large downstairs family room. Lots of light as this home faces east and is on the quiet side of the complex. Just updated with brand new carpets, vinyl plank and freshly painted - it's all ready to just move in and relax. This home is excellent for a first time buyer, a family or someone downsizing but needing extra space. Very rarely does this floor plan come on the market offering space for extra bedrooms or perhaps office space. This family friendly residence is in one of Kelowna's most sought after town home complexes with mature landscape and many longtime residents. Large basement storage and outside carport storage room. Pets 1-dog max 15" and/or 1-cat. READY FOR IMMEDIATE POSSESSION.**

---

Sold InformationSold Price: **\$438,000**Sold Date: **06/19/2019**

---

**2614 Fairway Place, Blind Bay, V0E 1H1**

MLS® #: **10175989**  
Status: **Sold**  
Sub Area: **BB - Blind Bay**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Rancher with Basement**  
Fireplace:  
Int Feature: **Vacuum Built-In**  
Ext Feature: **Garden, Underground Sprinkler**  
Pub Rmks:

Sub Area: **BB** Price: **\$539,900**  
Beds: **4** SDOM: **78**  
Full Bth: **3** PID: **004-865-251**  
Half Bth: **0** Acres: **.27**  
En Suite: **4-PCE** FFA Ttl: **2815**  
Ttl Bth: **3** Wtr Frnt:  
Yr Blt: **1998** Taxes: **\$2,455.00**  
YB Dsc: **Approximate**

**Beautiful level entry home backing onto the picturesque 14th green of Shuswap Lake Estates Golf Course. Well maintained home with 4 bedrooms, 3 bathrooms & a full walk-out basement offering 2815 sq. ft. of living space. Bright main floor with lots of natural light, 10' ceilings with crown moulding, formal dining room and breakfast nook, updated kitchen with stainless steel appliances, gas fireplace and a main floor master bedroom with ensuite featuring a large soaker tub and separate shower. Downstairs is the perfect entertaining space with large rec room that offers access to the back yard, second gas fireplace plus a games room with storage and bar area. Fully screened and covered deck off your main floor offers fantastic views of the golf course and your back yard. Situated on a 0.27 acre lot that has been beautifully landscaped and features underground irrigation, raised garden beds and a covered patio off the basement with gas BBQ hookup all on a quiet, cul-de-sac.**

---

Sold Information

Sold Price: **\$529,000**

Sold Date: **04/25/2019**

---

**2130 Sunview Drive, West Kelowna, V1Z 3R1**

MLS® #: **10173811**  
Status: **Sold**  
Sub Area: **WKE - West Kelowna Estates**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Rancher with Basement**  
Fireplace: **Conventional**  
Int Feature: **Security System, Vacuum Built-In**  
Ext Feature: **One Balcony, Private Yard, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **WKE** Price: **\$649,000**

Beds: **3** SDOM: **24**  
Full Bth: **2** PID: **018-836-011**  
Half Bth: **0** Acres: **.30**  
En Suite: **4-PCE** FFA Ttl: **1707**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1996** Taxes: **\$3,330.12**  
YB Dsc: **Approximate**

**Large Traditional Walkout Rancher 1700 sq ft up. The home has a level no step entry, great for wheelchair access. High ceiling unfinished basement. 3400 sq ft total on a .299 acre flat park like lot. This well cared for home is on a quiet street across from a park and close to schools. The Huge Deck and Yard are perfect for entertaining or kicking the soccer ball around. The 37 foot long driveway is a dream for parking the RV. The garage in an unusual 24 feet long. The main floor has 3 bedrooms and everything you need. The basement with its high ceilings is an open canvas. Build a suite or keep it for yourself. You will not be disappointed.**

---

Sold Information

Sold Price: **\$640,000**

Sold Date: **02/06/2019**

---

**#404 1329 KLO Road, Kelowna, V1W 3N9**

MLS® #: **10173655**  
Status: **Sold**  
Sub Area: **SFS - Springfield/Spall**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace:  
Complex: **Gordon Park Village**  
Ext Feature: **Enclosed Balcony, Garden**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **SFS** Price: **\$245,000**

Beds: **2** SDOM: **33**  
Full Bth: **2** PID: **017-609-780**  
Half Bth: **0** Acres:  
En Suite: **4-PCE** FFA Ttl: **1371**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1992** Taxes: **\$1,200.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$321.00**

**Large, bright, top Floor, corner unit is immaculately maintained!! Newly Painted and featuring new laminate flooring throughout. You will love this split layout offering tremendous privacy and will be impressed by the massive master suite. This is a true gem at an affordable price. "Gordon Park Village" is a Faith Based Co-Operative Housing Society which strives to Attract those with Similar Values. Amenities include Dining room/ Meeting room...with full Kitchen, Crafts Room, Games Room, Wood Working Shop, Fitness Room, Library and Secure, Covered Parking. Very Convenient Location...just a short Walk to most services!!**

---

Sold Information

Sold Price: **\$235,000**

Sold Date: **02/11/2019**

---

---

**#418 1329 KLO Road, Kelowna, V1W 3N9**

MLS® #: **10172697**  
Status: **Sold**  
Sub Area: **SFS - Springfield/Spall**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace:  
Complex: **Gordon Park Housing**  
Ext Feature: **Enclosed Balcony**  
Pub Rmks:

Sub Area: **SFS** Price: **\$199,800**  
Beds: **2** SDOM: **74**  
Full Bth: **2** PID: **017-609-780**  
Half Bth: **0** Acres:  
En Suite: **4-PCE** FFA Ttl: **1150**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1990** Taxes: **\$0.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$282.00**

**Lovely top floor; spacious; bright 2 bed 2 bath; terrific views; choice location in bldg; great amenities; adjoining bldg. has food services available; affordable living is found here; 50+ IMMEDIATE POSSESSION**

---

Sold Information

Sold Price: **\$185,000**

Sold Date: **02/11/2019**

---

**#202 780 Houghton Road, Kelowna, V1X 5G7**

MLS® #: **10168750**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story:  
Fireplace:  
Complex: **Peachtree Estates**  
Ext Feature: **Enclosed Balcony, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **RN** Price: **\$259,900**  
Beds: **2** SDOM: **49**  
Full Bth: **2** PID: **016-448-839**  
Half Bth: **0** Acres: **.00**  
En Suite: **4-PCE** FFA Ttl: **1200**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1992** Taxes: **\$1,375.22**  
YB Dsc: **Approximate**  
Strat Fee: **\$265.07**

**Large, bright 1200 sq. ft. 2 bedroom 2 bath bright corner unit condo with new flooring and updated counter tops. Large, 11'2" x 7'7" enclosed all-weather deck. All rooms are large and spacious, especially the living room and master bedroom. The second bedroom is also a good size. Morning sun exposure, with an open floor plan. The bedrooms are kitty-corner to each other with a desirable split floor layout. A large kitchen & dining room and spacious laundry complete the picture. Fibre-optic Wi-fi access throughout the suite is ultra high speed. Great location close to shopping, amenities, recreation, Rutland "Y" and Ben Lee Park. A guest suite, with kitchen, is available for \$30/night. Other amenities include a gym, games room and library. As well as a storage locker adjacent to the parking stall extra storage and parking can be rented. 2 indoor cats are allowed plus birds & fish (no dogs). Owner must be 45+ but occupants can be 19+ Direct access from parking lot is next door to suite.**

---

Sold Information

Sold Price: **\$242,000**

Sold Date: **11/06/2018**

---

**#105 3858 Brown Road, West Kelowna, V4T 2J5**

MLS® #: **10168304**  
Status: **Sold**  
Sub Area: **WEC - Westbank Centre**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **3ST**  
Fireplace:  
Complex: **Linden Estates**  
Int Feature: **Drywall**  
Ext Feature: **One Balcony**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **WEC** Price: **\$259,900**  
Beds: **2** SDOM: **206**  
Full Bth: **2** PID: **018-946-623**  
Half Bth: **0** Acres:  
En Suite: **3-PCE** FFA Ttl: **1015**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1998** Taxes: **\$1,154.08**  
YB Dsc: **Approximate**  
Strat Fee: **\$257.00**

**Beautifully situated facing green space, not a parking lot or a street. You will love this updated ground floor condo. 55 plus. Updated with laminate and cork flooring, new counter tops and freshly painted. Currently the space from the french doors is tastefully closed in to allow more wall space in the living room...You can have it set up either way! The balcony looks onto a quiet green space. It is a short walk to shopping, the pool and the West Kelowna Seniors Center. There are garden plots on the property. Free RV parking on site and an extra heated underground parking spot is available for a small rental fee on a month to month basis. Residents gather for social functions in the activity room and there is a workshop for your projects on the parking level. The storage locker is 4 ft x 6 ft and there is a storage room right in the condo. Roofs just done in all of the buildings. One Dog or one cat no taller than 14" to the shoulder are allowed. You will not be disappointed.**

---

Sold Information

Sold Price: **\$250,000**

Sold Date: **04/04/2019**

---

**1088 Henderson Drive, Kelowna, V1P 1L8**

MLS® #: **10167789**  
Status: **Sold**  
Sub Area: **BL - Black Mountain**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Rancher with Basement**  
Fireplace: **Insert**  
Int Feature: **Skylights, Vacuum Built-In**  
Ext Feature: **Enclosed Balcony, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**

**Pub Rmks:**

**This walk-out rancher in Black Mountain is sure to impress! The 4-bed, 3-bath home boasts an open concept layout with a grand entrance, vaulted ceilings, picture windows showcasing spectacular mountain & valley views, quartz counters, gas fireplace, hardwood floors, cook's kitchen with walk-in pantry, massive island & maple cabinetry. All bedrooms are large with master en-suite, walk-in closet & access to patio. The details in this home are remarkable with recessed lighting, alcoves, art niches, built-ins, skylights & wrought iron railings. The property has beautiful curb appeal featuring lush landscaping, irrigation, tile roof, heated double garage, RV parking, large back deck & covered lower patio. The location is unbeatable with 40 min drive to Big White, 7 minutes to Costco, easy access to airport & golf courses & the kids can walk to school! The lower level is easily suited if you're looking for a mortgage helper or investment property. THIS ONE IS AVAILABLE & EASY TO SHOW!**

---

Sold Information

---

Sold Price: **\$713,000**

---

Sold Date: **10/25/2018**

---

**670 Gerstmar Road, Kelowna, V1X 4B5**

MLS® #: **10165224**  
Status: **Sold**  
Sub Area: **RS - Rutland South**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Bi-Level**  
Fireplace: **Conventional**  
Int Feature: **Security System**  
Ext Feature: **One Balcony, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**

**Pub Rmks:**

**One Owner Family Home on a large flat .21 acre lot. Good value here with a very central location. The home has 3 bedrooms up and one large bedroom down. The master features a 2 pc ensuite. You will love the spacious kitchen which is nicely connected to the dining and living areas. The lower level has a large family room and games room which are connected into one big open area...all of which has been updated with new carpet and paint. The yard is generous in size, room for gardens or games. It is perfect to play with your kids. Lots of room to kick a ball. The home shows well and is mostly original, just waiting for your ideas. The City's Official Community Plan supports RU6. There is room for a second dwelling in the future. If you are looking to develop a suite, this home has a separate entrance to the lower level.**

---

Sold Information

---

Sold Price: **\$487,500**

---

Sold Date: **11/06/2018**

---

**#174 1201 Cameron Avenue, Kelowna, V1W 3S1**

MLS® #:	<b>10164698</b>	Beds:	<b>2</b>	SDOM:	<b>137</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>015-617-424</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	<b>.10</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1510</b>
Type Dwell:	<b>Townhouse - Detached</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>1990</b>	Taxes:	<b>\$2,939.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Sandstone</b>	Strat Fee:	<b>\$317.75</b>		
Int Feature:	<b>Skylights, Smoke Detector(s)</b>				
Ext Feature:	<b>Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Oven Built-In, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**On the Waterscape! 1510 sq ft 2 bedroom 2 bathroom home in the popular Sandstone. This is one of the best locations in the complex. This home boasts of a large family room off the kitchen, looking out at the water. It has a spacious master bedroom. Skylights brighten the home. It has bay windows in the living room, Family room and master bedroom. Enjoy sitting outside on the spacious patio. Entertain inside with the formal dining room and formal living room. The amenities are second to none...clubhouse, indoor pool, outdoor pool, hot tub, library, gym, meeting room and games room. Measurements and sizes are approximate. Verify if important. This is a community you can enjoy and a lifestyle you deserve.**

---

Sold InformationSold Price: **\$544,000**Sold Date: **12/07/2018**

---

**#3 3950 Gallaghers Boulevard S, Kelowna, V1W 4V2**

MLS® #:	<b>10163787</b>	Beds:	<b>2</b>	SDOM:	<b>87</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>024-847-194</b>
Sub Area:	<b>SE - South East Kelowna</b>	Half Bth:	<b>1</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>1416</b>
Type Dwell:	<b>Townhouse Semi-Detached</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>2000</b>	Taxes:	<b>\$2,546.92</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Actual</b>		
Complex:	<b>Fairways</b>	Strat Fee:	<b>\$484.38</b>		
Int Feature:	<b>Drywall, Smoke Detector(s)</b>				
Ext Feature:	<b>Garden, One Balcony, Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**Looking for that carefree GOLF COURSE LIFESTYLE with an Okanagan RESORT feel!? Look no further! This spacious townhome is located on the 17th FAIRWAY at GALLAGHERS CANYON and offers good entertaining space both inside and out overlooking the golf course. This quality two level 2 bedroom/2.5 bathroom townhome offers an UNFINISHED BASEMENT awaiting your creative ideas for an extra bedroom or office, bath and/or large rec room! Open concept on main floor w/gas fireplace in living room has a nice flow from the open style kitchen area with lots of cupboard space. Updates include stainless steel appliances, hardwood flooring and new bathroom floors as well! New Siding in 2013 and h/w tank in 2011. Enjoy the amazing on site amenities at Gallaghers which incl a pool, fitness facility, hot tub, tennis, woodworking, pottery, ceramics and private residents parties! And GOLF of course with two courses to choose from only steps away! Enjoy an Okanagan lifestyle without having to get in the car!**

---

Sold InformationSold Price: **\$510,000**Sold Date: **10/03/2018**

**3560 Lansbury Way, West Kelowna, V4T 1C5**

MLS® #:	<b>10163478</b>	Beds:	<b>3</b>	SDOM:	<b>17</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>017-411-246</b>
Sub Area:	<b>GA - Glenrosa</b>	Half Bth:	<b>0</b>	Acres:	<b>.22</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>2385</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Rancher with Basement</b>	Yr Blt:	<b>1992</b>	Taxes:	<b>\$3,036.82</b>
Fireplace:	<b>Insert</b>	YB Dsc:			<b>Approximate</b>
Int Feature:	<b>Drywall</b>				
Ext Feature:	<b>Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**This is an incredible opportunity to own a walkout rancher on a beautiful corner lot. This home offers 2 bedrooms on the main which can easily be converted to 3, a double car garage, additional RV parking and a park like setting. All the heavy lifting is already done as this home has recently had a new furnace, and hot water tank installed last year, 200 Amp upgraded electrical, roof 6 years ago and new 1 bedroom inlaw suite built in 2016. Great value for this price compare recently solds in the area then get down and see this place. Call today and make this your next home!**

## Sold Information

Sold Price: **\$511,500**Sold Date: **07/20/2018****#28 595 Yates Road, Kelowna, V1V 1P8**

MLS® #:	<b>10155675</b>	Beds:	<b>2</b>	SDOM:	<b>12</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>017-833-973</b>
Sub Area:	<b>NG - North Glenmore</b>	Half Bth:	<b>0</b>	Acres:	<b>.11</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1569</b>
Type Dwell:	<b>Single Family - Bare Land Strata</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1994</b>	Taxes:	<b>\$3,332.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:			<b>Approximate</b>
Int Feature:	<b>Island</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**THIS IS THE ONE YOU HAVE BEEN WAITING FOR!! This home has been wonderfully updated. You will love the updated kitchen, which boasts of a large Island and Stainless Steel Appliances. The bathroom and ensuite have also been tastefully updated. There is a large shower in the main bathroom and a nice long tub in the master ensuite. The spacious master suite will make this feel like home. The laundry room is wonderfully set up with large counter areas, a sink and plenty of cabinets. The large patio borders the waterscape and provides an oasis to enjoy. You can tell this home has been cared for; Newer Furnace, Kitchen and even the Garage Door has been upgraded. If you are afraid of small garages, don't be. This garage is 24.5 ft long!!! This is long enough to park a Quad Cab Truck...or have some workshop space and still have room for your car. The clubhouse is just a short walk away. There you will be able to partake in regular social functions. Give Mark Kayban a call.**

## Sold Information

Sold Price: **\$625,000**Sold Date: **04/24/2018****321 Murray Crescent, Kelowna, V1X 7P7**

MLS® #:	<b>10155138</b>	Beds:	<b>4</b>	SDOM:	<b>15</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>018-895-042</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	<b>.13</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>2152</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	<b>0</b>
Style/Story:	<b>Grade Level Entry</b>	Yr Blt:	<b>1996</b>	Taxes:	<b>\$3,156.52</b>
Fireplace:		YB Dsc:			<b>Approximate</b>
Int Feature:	<b>Skylights, Vacuum Built-In</b>				
Ext Feature:	<b>Fenced Yard, Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer, Window Coverings</b>				
Pub Rmks:					

**Immaculately maintained family home has 4 bedrooms and 3 bathrooms including a 1 bedroom in-law suite. Completely renovated throughout; beautiful laminate floors, new paint, custom kitchen, stainless steel appliances, and so much more. Built in vacuum, sky light, gas fireplace and electric fireplace. The private backyard is absolutely gorgeous with mature landscaping, waterfall and pond, underground sprinklers plus a bonus one full year of Weed Man lawn care service already paid! Close to schools, transit, recreation, YMCA.**

## Sold Information

Sold Price: **\$645,000**Sold Date: **04/20/2018**

**2435 Ironridge Road, West Kelowna, V4T 3L6**Sub Area: **SMCR** Price: **\$799,999**

MLS® #: **10142721**  
 Status: **Sold**  
 Sub Area: **SMCR - Smith Creek**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Grade Level Entry**  
 Fireplace: **Insert**  
 Int Feature: **Drywall, Island, Security System, Smoke Detector(s), Vacuum Built-In**  
 Ext Feature: **Fenced Yard, One Balcony, Underground Sprinkler**  
 Pub Rmks:

**Quick possession available!! Almost brand new home but NO GST! 5 bedrooms (3 up and 2 down) open concept H & H Home boasts gorgeous lake and mountain views off the back of home with large covered deck. Quality laminate floors run throughout this gorgeous tastefully decorated home. The perks of this house are endless! 3.8 kilowatts solar paneling to make the home more energy efficient; custom blinds; state of the art security system; bedroom or office/den on main floor; stylish electric fireplace; and oversized 3 car garage to keep to yourself or to rent part of with suite. MORTGAGE HELPER with LEGAL/CONFORMING one bedroom suite with den. Ample parking for large RV, boat, toys and more. Home sits on oversized lot at 0.277 of an acre. Measurements are taken off plans. Call Sara Lussier to arrange private viewing. 778-214-9411**

## — Sold Information —

Sold Price: **\$795,000**Sold Date: **10/20/2017****#311 1479 Glenmore Road N, Kelowna, V1V 2C5**Sub Area: **NG** Price: **\$234,900**

**QUEENS**  
 1 bed + den  
 678 sq.ft.  
 Building C, Floor 2622



MLS® #: **10138879**  
 Status: **Sold**  
 Sub Area: **NG - North Glenmore**  
 Prop Type: **Strata**  
 Type Dwell: **Apartment**  
 Style/Story: **3ST**  
 Fireplace:   
 Complex: **Yaletown**  
 Int Feature: **Fire Sprinkler System, Smoke Detector(s)**  
 Ext Feature: **Enclosed Balcony**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**Top Floor, One Bedroom and a Den on the quiet side at Yaletown. Investor alert. With a new road to the University on the books, that will boost the appeal. The den has a closet and the building has sprinklers, so the DEN COULD BE TURNED INTO A SECOND BEDROOM. This bright unit boasts an open plan and a view to the hillside. It has a very convenient location in the building, close to the elevator and a parking space that is also close to the elevator. Don't miss out on this one.**

## — Sold Information —

Sold Price: **\$229,000**Sold Date: **09/09/2017****2340 Pandosy Street, Kelowna, V1Y 1T3**Sub Area: **KS** Price: **\$995,000**

MLS® #: **10138768**  
 Status: **Sold**  
 Sub Area: **KS - Kelowna South**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Rancher**  
 Fireplace: **Conventional**  
 Ext Feature: **Fenced Yard**  
 Equip/Appl: **Refrigerator, Stove - Electric**  
 Pub Rmks:

**Home on large lot on the corner of Pandosy and Christleton. This 0.24 acre property is steps from the hospital, popular Pandosy district and the lake. Hidden behind the mature trees sits this turn of the character house. It has spacious rooms. Everyone loves the glassed in veranda and wood floors. There have been several updates about 10 years ago including; new windows, furnace, electrical and kitchen. Driveway access is off of Christleton.**

## — Sold Information —

Sold Price: **\$960,000**Sold Date: **08/31/2017**

---

**9608 School Road, Coldstream, V1B 3G4**

MLS® #: **10137873**  
Status: **Sold**  
Sub Area: **LA - Lavington**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Rancher with Basement**  
Fireplace: **Free-standing Metal**  
Int Feature: **Drywall, Island, Smoke Detector(s)**  
Ext Feature: **Fenced Yard**  
Pub Rmks:

Sub Area: **LA** Price: **\$499,999**

Beds: **3** SDOM: **128**  
Full Bth: **2** PID: **004-833-520**  
Half Bth: **0** Acres: **.65**  
En Suite: **4-PCE** FFA Ttl: **1933**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1974** Taxes: **\$1,527.00**  
YB Dsc: **Approximate**

**Wonderful property with a serene backyard, Rancher with basement on this double sized lot. On the first floor you will find the master bedroom with ensuite, open concept kitchen-dining and living room. Conveniently located laundry on the main floor as well. Two additional bedrooms in the lower floor and Rec room. Peaceful Lavington living at his best! Walkable distance to the school, pool, tennis courts and ice ring. Enjoy the fully fenced back yard with drive in back alley access on a large flat lot with a workshop, garden shed and lot's of room for your RVs.**

---

Sold Information

Sold Price: **\$480,000**

Sold Date: **11/09/2017**

---

**13200 Apex Drive, Lake Country, V4V 2P1**

MLS® #: **10135626**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Grade Level Entry**  
Fireplace: **Conventional**  
Int Feature: **Island, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Private Yard, Two Balconies, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

Sub Area: **LCNW** Price: **\$734,500**

Beds: **4** SDOM: **38**  
Full Bth: **3** PID: **027-720-250**  
Half Bth: **0** Acres: **.16**  
En Suite: **5-PCE** FFA Ttl: **2944**  
Ttl Bth: **3** Wtr Frnt:  
Yr Blt: **2010** Taxes: **\$3,651.00**  
YB Dsc: **Approximate**

**This beautiful grade level entry has 4 bedrooms and 3 full bathrooms. Easily suited. Upper level features an open bright living room with tray ceilings, hardwood floors, a gas fireplace with decorative wall surround and built in TV shelf. Directly off the living room. A spacious dining area is directly off the lovely kitchen which features dark stained Shaker style cabinets, granite counter tops, corner pantry with glass inlaid doors and an island with a seating bar for 3 along with direct access to a second covered deck and access to the backyard. The oversized master bedroom features a 5 pc ensuite and walk-in closet. Plus an additional 2 bedrooms and bathroom. Located on the fully finished walkout lower level you will find a large family room, rec room, 4th bedroom, 2 dens (with closets could be bedrooms), full bathroom and access to a covered patio. Outside the fully landscaped yard features a tier backyard. In addition there is a double attached garage and room for extra parking.**

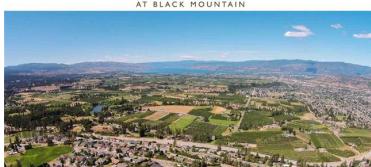
---

Sold Information

Sold Price: **\$715,000**

Sold Date: **07/07/2017**

---

**Lot 8 Mine Hill Drive, Kelowna, V1P 1S5**

MLS® #: **10130208**  
Status: **Sold**  
Sub Area: **BL - Black Mountain**  
Prop Type: **Lots and Acreages**  
Type Dwell: **Lot**  
Style/Story:   
Fireplace:   
Pub Rmks:

Sub Area: **BL** Price: **\$304,900**

Beds:  SDOM: **78**  
Full Bth:  PID: **000-000-000**  
Half Bth:  Acres: **.24**  
En Suite:  FFA Ttl: **0**  
Ttl Bth:  Wtr Frnt:  
Yr Blt:  Taxes: **\$0.00**  
YB Dsc:

**Phase 3 of Prospect at Black Mountain has arrived!! Set atop of Kelowna, Prospect at Black Mountain is the neighbourhood you've been looking for: a master-planned community with generous sized lots, acres of parkland and trails and incredible views. Lush orchards, city and lake views. Bring your own builder!**

---

Sold Information

Sold Price: **\$304,900**

Sold Date: **05/22/2017**

---

---

**#4 1450 Union Road, Kelowna, V1V 3E1**

MLS® #: **10128776**  
Status: **Sold**  
Sub Area: **WLD - Wilden**  
Prop Type: **Strata**  
Type Dwell: **Townhouse**  
Style/Story: **Multi-Level**  
Fireplace:  
Complex: **Hidden Lake Townhomes**  
Int Feature: **Drywall, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Two Balconies, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer, Window Coverings**

Pub Rmks:

**Stunning 3 bedroom 2.5 bath lake view townhome in the heart of Wilden. Corner unit overall floor space 1663 sq ft. Merlin Plan, measurements taken from developers plan. Open living concept on the main level, with laundry and deck overlooking the lake. Quartz countertops and white oak hardwood flooring. Large master bedroom and ensuite upstairs plus two more bedrooms. Home offers excellent craftsmanship, high-grade appliances by Bosch, and a dual energy system to support an environmentally friendly and cost conscientious lifestyle. Only 10 minutes away from downtown Kelowna, 15 minutes from the airport and University, and only five minutes from Glenmore shopping, schools, and amenities.**

---

Sold InformationSold Price: **\$515,000**Sold Date: **02/20/2017**

---

**308 Rio Drive S, Kelowna, V1V 2B1**

MLS® #: **10127383**  
Status: **Sold**  
Sub Area: **NG - North Glenmore**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Two Storey**  
Fireplace: **Conventional, Decorative**  
Int Feature: **Drywall, Jetted Tub, Security System, Skylights, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Private Yard, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer, Window Coverings**

Pub Rmks:

**Fantastic Location, Nicely Updated home, Excellent for a family. This home is a 2 story with a basement and a separate entrance ( easily Suited ) . The main floor features a gorgeous Foyer with high ceilings and a formal living and dining room that boasts Brazilian Hardwood floors and a gas feature fireplace , The Kitchen has Cherry cabinets, granite counters and top of the line Stainless Steel appliances and is also open to the eating area and family room . There is also Direct Access to the very private backyard , exposed aggregate patio and private Hot Tub area. Upper Floor features include the Master Bedroom with gorgeous new 4 piece en suite including a large soaker tub, 2 additional bedrooms and the main bathroom.**

---

Sold InformationSold Price: **\$620,000**Sold Date: **12/22/2016**

---

**#113 690 Lequime Road, Kelowna, V1W 5B8**

MLS® #: **10127381**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story: **One and a half**  
Fireplace: **Insert**  
Complex: **Fairview**  
Int Feature: **Jetted Tub, Vacuum Built-In**  
Ext Feature: **Private Yard, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer, Window Coverings**

Pub Rmks:

**Well designed and well thought out floor plan on three levels. Four bedrooms including two masters. Vaulted ceilings on main, finished basement and private back patio.**

---

Sold InformationSold Price: **\$624,000**Sold Date: **01/09/2017**

**2251 Capistrano Drive, Kelowna, V1V 2M9**

MLS® #: **10125155**  
 Status: **Sold**  
 Sub Area: **UD - University District**  
 Prop Type: **Strata**  
 Type Dwell: **Townhouse Semi-Detached**  
 Style/Story: **Rancher**  
 Fireplace: **Insert**  
 Complex: **Fiore del Sol**  
 Int Feature: **Jetted Tub, Skylights, Vacuum Built-In**  
 Ext Feature: **Private Yard, Two Balconies, Underground Sprinkler**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer, Window Coverings**

Sub Area: **UD** Price: **\$798,000**

Beds: **3** SDOM: **71**  
 Full Bth: **3** PID: **025-448-609**  
 Half Bth: **0** Acres:   
 En Suite: **4-PCE** FFA Ttl: **4010**  
 Ttl Bth: **3** Wtr Frnt:   
 Yr Blt: **2002** Taxes: **\$5,156.00**  
 YB Dsc: **Actual**  
 Strat Fee: **\$479.40**

Pub Rmks:

**Your very own ELEVATOR!** There is nothing to compare to this very special home. The luxury finishes and special features start at the front entrance with the coffered and vaulted ceilings. Unobstructed gorgeous south/west views of the Quail and Bear and the valley beyond from all 3 floors. 4000 square feet including a 1200 square foot luxurious master suite with walkout to your very own private patio and yard. Simply too many features to describe - this is a must view and we'd be happy to arrange the tour.

---

Sold Information

---

Sold Price: **\$775,000**Sold Date: **12/16/2016****3008 Copper Ridge Court, West Kelowna, V4T 2M7**

MLS® #: **10124166**  
 Status: **Sold**  
 Sub Area: **SMCR - Smith Creek**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Two Storey**  
 Fireplace: **Insert**  
 Int Feature: **Drywall, Security System, Smoke Detector(s), Vacuum Built-In**  
 Ext Feature: **One Balcony, Private Yard, Underground Sprinkler**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**

Sub Area: **SMCR** Price: **\$469,900**

Beds: **3** SDOM: **26**  
 Full Bth: **2** PID: **018-806-619**  
 Half Bth: **1** Acres: **.17**  
 En Suite: **3-PCE** FFA Ttl: **1843**  
 Ttl Bth: **3** Wtr Frnt:   
 Yr Blt: **1996** Taxes: **\$2,941.87**  
 YB Dsc: **Actual**

Pub Rmks:

This great 3 bedroom family home is nestled in a wonderful family orientated cul-de-sac. Private treed setting that backs onto Smith Creek. This property is perfect for someone that loves the outdoors, located close to Smith Creek Park, dog park, Hiking, Biking and ATV/Sled trails. This home features a warm living area, King sized master bedroom with En-suite and walk-in closet. SS Appliances, Main floor laundry + family room, central air conditioning, built in vacuum, security system, timed irrigation, gas fireplace, NG BBQ. Easily add more bedrooms and/or a rec room in the full unfinished walk-out basement, roughed in plumbing, electrical and heating.

---

Sold Information

---

Sold Price: **\$465,000**Sold Date: **10/10/2016****530 Jaschinsky Road, Kelowna, V1X 1L8**

MLS® #: **10124086**  
 Status: **Sold**  
 Sub Area: **RS - Rutland South**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Bi-Level**  
 Fireplace:   
 Int Feature: **Drywall, Smoke Detector(s)**  
 Ext Feature: **Fenced Yard, Private Yard**  
 Equip/Appl: **Dryer, Refrigerator, Stove - Electric, Washer**

Sub Area: **RS** Price: **\$389,000**

Beds: **4** SDOM: **15**  
 Full Bth: **2** PID: **008-783-586**  
 Half Bth: **0** Acres: **.25**  
 En Suite: **None** FFA Ttl: **2000**  
 Ttl Bth: **2** Wtr Frnt: **0**  
 Yr Blt: **1967** Taxes: **\$2,604.00**  
 YB Dsc: **Approximate**

Pub Rmks:

**GREAT VALUE ROOM FOR ANOTHER HOME ON THE LOT!!!** This 4 bedroom 2 bathroom home is centrally located. Currently the home has a 1 bedroom unauthorized suite with a separate entrance. It is not far from bus routes, stores, parks and schools. Jaschinsky is a quiet low traffic street. Enjoy it outside from the huge deck off the kitchen and dining room. There is plenty of parking in the driveway and in front of the home. The property boasts of a large yard. The OCP calls for S2RES. Rezoning could allow 2 homes on the property. Come see it again. Don't miss out on this opportunity.

---

Sold Information

---

Sold Price: **\$389,000**Sold Date: **09/27/2016**

---

**#401 538 McKay Avenue, Kelowna, V1Y 5A8**

MLS® #: **10123410**  
Status: **Sold**  
Sub Area: **KS - Kelowna South**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **Conventional**  
Fireplace: **Conventional**  
Complex: **Pandosy Place**  
Int Feature: **Fire Sprinkler System, Island, Security System, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Two Balconies, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Oven Built-In, Refrigerator, Stove - Gas, Washer**

Pub Rmks:

**LUXURY IN A GREAT LOCATION** Leave the car parked and walk. Shopping, restaurants, banks, parks, the lake, dentists, doctors, and hospital are all close by. You will love the location...in the ever popular Pandosy area. It is impressive what this home has to offer. You won't hear much from below because of the good soundproofing. It is close to the shops, dining, parks, the lake and the hospital. 2478 square feet of luxury. The kitchen is equipped with high end appliances and a pantry. The office has an interior glass wall. The ceilings are vaulted. The massive fireplace is a centerpiece. Yes, there is a media room. Feel the warmth of the beautiful travertine flooring throughout with in floor radiant heating. There are 3 parking spots, central air conditioning, central sound system and a built in vacuum. This is condo living at its best!! 2 dogs, 2 cats or 1 of each allowed. Measurements are approximate. Please verify if important.

---

Sold InformationSold Price: **\$696,000**Sold Date: **11/17/2016**

---

**215 Pearson Road, Kelowna, V1X 2L5**

MLS® #: **10119782**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **One Storey**  
Fireplace: **Drywall**  
Int Feature: **Enclosed Balcony**  
Ext Feature: **Dryer, Refrigerator, Stove - Electric, Washer**

Pub Rmks:

**SOLID HOME CLOSE TO SCHOOLS AND ON A QUIET STREET** This 2100 sq ft home has 3 bedrooms up and a spacious one bedroom suite down stairs. The home is clean and well cared for. You will love the mature yard with hedges, lots of shrubs, a garden area and even some nice rose bushes. There is a large enclosed deck which is not included in the square footage. Situated on a fully fenced, flat 0.21 acre lot this property has plenty of parking and a generous size back yard. Storage galore with a large cold storage under the deck, a big storage room down and 2 sheds outside. It includes 2 washer/dryer sets, and 2 refrigerators. Great value here...don't miss out. Call Mark Kayban for your private viewing.

---

Sold InformationSold Price: **\$407,000**Sold Date: **06/30/2016**

---

**1595 Kloppenburg Road, Kelowna, V1P 1N5**

MLS® #: **10117392**  
Status: **Sold**  
Sub Area: **BL - Black Mountain**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Grade Level Entry**  
Fireplace: **Decorative**  
Int Feature: **Drywall, Vacuum Built-In**  
Ext Feature: **Private Yard**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer**

Pub Rmks:

**ROOM TO BUILD A SECOND DWELLING** This is a solid 5 bedroom home which includes a 2 bedroom in-law suite on a large lot with very wide frontage. This property has the unique potential to build a second dwelling for stratification. The home has nice street appeal and is located in an area of beautiful homes. Walking in the front door you are met with a spacious entry area and wide staircase to the main level. Upper floor has 3 bedrooms and a spacious open area with the kitchen, living room and dining area. There is a large master bedroom with a well appointed ensuite. On the ground level there is a 2 bedroom suite and a family room. Give Mark a call to discuss this property or to view call Mark at 250-826-4920

---

Sold InformationSold Price: **\$619,900**Sold Date: **06/13/2016**

---

**#313 3157 Casorso Road, Kelowna BC, V1W 3J4**

MLS® #: **10117201**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story:  
Fireplace:  
Complex:  
Int Feature:  
Ext Feature:  
Equip/App:  
Pub Rmks:

Beds: **1** SDOM: **27**  
Full Bth: **1** PID: **014-712-211**  
Half Bth: **0** Acres:  
En Suite: **None** FFA Ttl: **742**  
Ttl Bth: **1** Wtr Frnt:  
Yr Blt: **1989** Taxes: **\$908.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$224.98**

**Drywall, Fire Sprinkler System, Smoke Detector(s)**  
**One Balcony**  
**Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**

**Bright top floor 1 bedroom condo in Hawthorn Park. This home has great open views of the mountains. It faces north and looks towards Okanagan College. Walk to shopping. Be part of this great community. Own your own condo and take advantage of the amenities and meals in Hawthorn (There are extra charges for these). This home has a nice open plan. Heating is natural gas forced air with central air conditioning. There is even a gas fireplace. Sit out on the north facing open balcony.**

---

Sold Information

Sold Price: **\$148,000**

Sold Date: **06/09/2016**

---

**#311 3185 Via Centrale Way, Kelowna, V1V 2A7**

MLS® #: **10116520**  
Status: **Sold**  
Sub Area: **UD - University District**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace: **Conventional**  
Complex: **Borgata Lodge**  
Int Feature: **Smoke Detector(s)**  
Ext Feature: **Two Balconies**  
Pub Rmks:

Beds: **1** SDOM: **48**  
Full Bth: **2** PID: **023-167-793**  
Half Bth: **0** Acres:  
En Suite: **4-PCE** FFA Ttl: **732**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1996** Taxes: **\$1,514.00**  
YB Dsc: **Actual**  
Strat Fee: **\$258.62**

**Fantastic Investment! Or make it your own home.. Priced to sell quickly, this condo brings income year round. Set next to two Championship golf courses, the Bear and the Quail, this unit is quiet and peaceful yet only 5 minutes from the airport and UBCO. Lofted 1 bedroom, 2 bathroom, 732 square foot unit with in-suite laundry in Borgata Lodge.**

---

Sold Information

Sold Price: **\$196,000**

Sold Date: **06/20/2016**

---

**Lot 8 Charolaise Road, Lake Country, V4V 1B6**

MLS® #: **10116495**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Lots and Acreages**  
Type Dwell: **Acreage**  
Style/Story:  
Fireplace:  
Pub Rmks:

Beds: SDOM: **22**  
Full Bth: PID: **006-326-650**  
Half Bth: Acres: **11.03**  
En Suite: FFA Ttl: **0**  
Ttl Bth: Wtr Frnt:  
Yr Blt: Taxes: **\$1,302.00**  
YB Dsc:

**11 acre vacant acreage property with nice lakeviews. Quiet rural area. Future owner will need to find water supply (well), no water currently and estate sale so no option for Seller to provide proven water supply.**

---

Sold Information

Sold Price: **\$210,000**

Sold Date: **05/27/2016**

---

**#1314 2440 Old Okanagan Highway, Westbank, V4T 3A2**

MLS® #:	<b>10113142</b>	Beds:	<b>3</b>	SDOM:	<b>81</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>WEC - Westbank Centre</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Manufactured Home</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1550</b>
Type Dwell:	<b>Double-Wide</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>2007</b>	Taxes:	<b>\$1,367.36</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Mbl Hm Prk:	<b>Seirras Westside</b>	Pad Rent:	<b>\$385.00</b>		
Int Feature:	<b>Jetted Tub</b>				
Equip/Appl:	<b>Dishwasher, Microwave Oven, Refrigerator, Stove - Electric</b>				
Pub Rmks:					

**You will enjoy living at the top of Bayview in the Seirras and this Wonderful spacious home with over 1,500 sq ft. Bright open plan with vaulted ceilings in the living room and a gas fireplace. There are 3 bedrooms and a den. Huge master bedroom with large closet, 4 pc ensuite featuring jetted tub and double sinks and sliding glass doors to the yard. Additional 2 bedrooms and full bath, plus a den with French doors and utility room. The spacious kitchen has lots of counter space and a stove with 2 ovens. Great outdoor area with a patio and fully fenced, very nice yard for children. Bonus storage 9 x 10 shed. All measurements are approximate verify if important.**

---

Sold InformationSold Price: **\$233,000**Sold Date: **06/03/2016**

---

**#204 215 Mills Road, Kelowna, V1X 4G6**

MLS® #:	<b>10112693</b>	Beds:	<b>2</b>	SDOM:	<b>45</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>002-512-262</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1069</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1981</b>	Taxes:	<b>\$1,253.00</b>
Fireplace:	<b>Decorative</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Greentree</b>	Strat Fee:	<b>\$261.75</b>		
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Other (See Remarks), Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**ALERT - First Time home buyers - Don't miss this one. IT SPARKLES. This quiet 2 bedroom townhome has been tastefully redone. New carpet and lino, Newly painted walls and ceiling, New dishwasher, 2 new air conditioners. It also newer vinyl windows and sliding glass door. This top floor townhome is very unique...No one is living above or below this unit...the home is situated above the storage area. The appliances also include a stand up freezer. There is a spacious utility room and a storage locker. There is a bright kitchen with a separate eating area. The cheater bathroom can be accessed from the master bedroom or the hallway. The two sliding glass doors bring in lots of light. The one in the living room is 8 feet wide! Enjoy a coffee on the balcony. In front is a large green space. You will love this central location. All measurements are approximate, please verify if important. Call Mark Kayban for your private viewing**

---

Sold InformationSold Price: **\$166,000**Sold Date: **04/21/2016**

---

**#306 2477 Ingram Road, West Kelowna, V4T 1W7**

MLS® #:	<b>10112430</b>	Beds:	<b>2</b>	SDOM:	<b>26</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>017-999-979</b>
Sub Area:	<b>WEC - Westbank Centre</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1367</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1992</b>	Taxes:	<b>\$1,292.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>Ingram Place</b>	Strat Fee:	<b>\$230.22</b>		
Int Feature:	<b>Vacuum Built-In</b>				
Ext Feature:	<b>Enclosed Balcony, One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**Spacious top floor view Condo. This clean, cared for home faces east with a mountain view. There is a total of 1620 sq ft including the 253 sq ft enclosed deck. You can leave your car parked because it is a short walk to shopping, banking, coffee shops and restaurants. When you get home, there is not far to carry your groceries. The parking spot and the home are close to the elevator. If you are downsizing, you will love the storage. This home has lots of closets, a large in-home storage room and a big storage locker. The storage locker is a fully enclosed room with a 9.5 ft ceiling and a electrical outlet for you tools. Don't miss this one.**

---

Sold InformationSold Price: **\$238,500**Sold Date: **03/28/2016**

---

**#210 1490B Gordon Drive, Kelowna, V1Y 3G5**

MLS® #:	<b>10112345</b>	Beds:	<b>3</b>	SDOM:	<b>16</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>002-179-750</b>
Sub Area:	<b>GL - Glenmore</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1670</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1985</b>	Taxes:	<b>\$1,158.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Glenmore Place</b>	Strat Fee:	<b>\$315.67</b>		
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**THE LUXURY OF SPACE.** This 1670 Sq Ft condo is a rare find. One of these has not been sold in the building for 9 years. Groceries and clinics are across the street. There are 3 large bedrooms. The Master Bedroom has space for a king sized bed and room left over for a sitting area. There is room to entertain with the spacious living room and separate dining room. The Kitchen connects nicely to the living and dining areas. This home shows well with the tasteful updates. The south facing enclosed balcony has been finished with carpeting. This carpeted 5'6" x 29'6" sunroom is beautiful additional square footage. There is a guest room in the building which can be booked and rented for \$10 per night. The home comes with 2 secured parking spots. A third spot has been prepaid until 2017. Even the storage locker is huge...it is big enough to fit a car! This is a 55+ Building. All measurements are approximate, please verify if important. Call Mark Kayban today for your private tour.

---

Sold InformationSold Price: **\$275,000**Sold Date: **03/17/2016**

---

**#215B 1045 Sutherland Avenue, Kelowna, V1Y 5Y1**

MLS® #:	<b>10111551</b>	Beds:	<b>2</b>	SDOM:	<b>9</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>016-878-744</b>
Sub Area:	<b>KS - Kelowna South</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1624</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1990</b>	Taxes:	<b>\$1,344.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>Wedgewood</b>	Strat Fee:	<b>\$459.32</b>		
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

If your search has been for a Wedgewood home that has been totally updated - well, your search is over. This is a gorgeously bright 2 bedroom, 2 full bathroom, plus very rare den and sun-room design. The laundry room is massive and heating and cooling is via a central in unit system for even distribution. It has been remodeled from the flooring, to trim, paint, kitchen, baths, fixtures, window treatments - its truly turn-key. Enjoy secure underground parking, walking trips to Capri Mall, in-house meal options, fitness, coordinated in-house entertainment and socials and 162 55+aged like minded neighbors to call friends. Your value, investment and lifestyle are assured. Truly, the Wedgewood is an Okanagan landmark in year past and for years to come!

---

Sold InformationSold Price: **\$246,000**Sold Date: **02/26/2016**

**1653 Vineyard Drive, West Kelowna, V4T 2V8**

MLS® #:	<b>10110004</b>	Beds:	<b>4</b>	SDOM:	<b>13</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>024-950-050</b>
Sub Area:	<b>LH - Lakeview Heights</b>	Half Bth:	<b>0</b>	Acres:	<b>.17</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>3004</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Rancher with Basement</b>	Yr Blt:	<b>2001</b>	Taxes:	<b>\$3,402.00</b>
Fireplace:	<b>Insert</b>	YB Dsc:	<b>Actual</b>		
Int Feature:	<b>Island, Jetted Tub, Security System, Vacuum Built-In</b>				
Ext Feature:	<b>Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer</b>				
Pub Rmks:					

Welcome to this impressive Walkout Rancher w/ fabulous lake views. This home was built by the award winning "Authentech Homes" & features over 3,200 sq ft with 4 bedrooms & 3 full bathrooms. Upon entering, you will notice the extra details & design. The bright main living space has vaulted ceilings, a gas f/p & spectacular views. There is direct access to a huge sundeck where you can relax & take in the panoramic lake views. The dining area is nicely connected to the open kitchen, which features an abundance of wood cabinets, a built in china cabinet, a gas range & an island with seating. The spacious master bedroom has a private door to the deck, a gorgeous full 4 pc ensuite, & a walk-in closet. Also on the main living area is an office, 3 pc bathroom & laundry. Located in the lower level is a family room with a built in entertainment center & gas f/p, 3 bedrooms, a 3 pcs bathroom, a spacious storage room, and access to the covered patio and private backyard.

## Sold Information

Sold Price: **\$625,000**Sold Date: **01/26/2016****#213 2477 Ingram Road, West Kelowna, V4T 1W7**

MLS® #:	<b>10109148</b>	Beds:	<b>2</b>	SDOM:	<b>98</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>017-999-910</b>
Sub Area:	<b>WEC - Westbank Centre</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1775</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1992</b>	Taxes:	<b>\$1,425.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>Ingram Place</b>	Strat Fee:	<b>\$306.00</b>		
Int Feature:	<b>Drywall, Smoke Detector(s)</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Stove - Electric, Washer</b>				
Pub Rmks:					

**Bright and spacious 2 bdrm and den condo corner unit, 1775 sq.ft. of living space. Bright kitchen with 5 appliances, 2 wall a/c, 3 ceiling fans, in-unit laundry, extra storage, view balcony, 2 secure parking spaces plus RV Parking, quiet adult bldg. Great location, Walk to everything ! Great value per sq ft.**

## Sold Information

Sold Price: **\$261,000**Sold Date: **03/14/2016****#319 1045 Sutherland Avenue, Kelowna, V1Y 5Y1**

MLS® #:	<b>10108928</b>	Beds:	<b>2</b>	SDOM:	<b>32</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>014-160-013</b>
Sub Area:	<b>KS - Kelowna South</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1209</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1990</b>	Taxes:	<b>\$1,082.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>The Wedgewood</b>	Strat Fee:	<b>\$319.53</b>		
Int Feature:	<b>Smoke Detector(s)</b>				
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**TOP FLOOR UNIT WITH RECENT UPDATES. THIS IS ONE OF THE BEST LOCATIONS IN THE BUILDING.** This bright home is ready for you to move in. Gorgeous new laminate flooring. Yes, the balcony has the new flooring too. The kitchen has been updated with a new back splash, new appliances, new ceiling lighting. The entire home has new baseboards. It has been freshly painted...even the ceiling. The new window coverings make it feel like home. Have allergies? No problem. The Natural Gas Furnace-Central A/C ducts have been recently cleaned too. If you want the best location, this is it!! This top floor home has a view which is looking east into the south court yard and mountains. Take a look at the picture of the view. With over 1200 square feet, you will have the space and storage you need. The Wedgewood offers diners on Thursday through Sunday. Do your shopping close by. Get involved in the activities. There are so many reasons that people love living at The Wedgewood.

## Sold Information

Sold Price: **\$193,000**Sold Date: **12/31/2015**

**13220 Apex Drive, Lake Country, V4V 2P1**Sub Area: **LCNW** Price: **\$579,900**

MLS® #: **10101390**  
 Status: **Sold**  
 Sub Area: **LCNW - Lake Country North West**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Grade Level Entry**  
 Fireplace:  
 Int Feature: **Central Air**  
 Ext Feature: **One Balcony**  
 Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Oven Built-In, Refrigerator, Washer**  
 Pub Rmks:

**A worthy home at the summit of Apex Drive. Want a peaceful setting? Enjoy hiking right from your home? Don't want to be staring at neighbours behind you? Want some great outdoor space in the yard or deck? Like a bright open plan? This is the one! Wonderful fully finished home with a large spacious foyer that leads directly into the family room or take the decorative stairway to the main living area. Large open great room with vaulted ceilings. Living room features gas fireplace with stone front and wood mantel. Adjoining dining area has French doors to walkout patio. Gorgeous kitchen with shaker cabinets, accenting tile backsplash, an island with sink & seating for 2. Main living area also has a large master bedroom with tray ceilings and 4 pc ensuite, 2nd bedroom and full bathroom. The fully finished lower level features good sized family room, rec room, 2 bedrooms, full bathroom, laundry & storage. Attached double garage plus extra side parking.**

## Sold Information

Sold Price: **\$568,000**Sold Date: **06/29/2015****#108 2120 Shannon Ridge Drive, West Kelowna, V4T 2Z3**Sub Area: **SHLK** Price: **\$256,800**

MLS® #: **10100981**  
 Status: **Sold**  
 Sub Area: **SHLK - Shannon Lake**  
 Prop Type: **Strata**  
 Type Dwell: **Apartment**  
 Style/Story:  
 Fireplace:  
 Complex: **Rock Ridge**  
 Int Feature: **Fire Sprinkler System**  
 Ext Feature: **One Balcony**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**This ground floor unit shows better than new. Ideal location backing onto green space which provides privacy and seclusion and yet is very secure as above grade. Original owners have upgraded and maintained this lovely 2 bedroom condo with all the latest modern accents. Upgraded tile and carpeting, new laminate flooring, light fixtures as well as completely repainted. Large Master bedroom with huge en-suite bath with access to the rear deck. Second bedroom as well is a good size and across from second Bathroom. The kitchen has an abundance of cabinets and counter space and features stainless Steel appliances. Building features Secured underground parking, automatic sprinkler system and ideal location close to schools and shopping. You will fall in love with this condo the minute you walk in.**

## Sold Information

Sold Price: **\$248,500**Sold Date: **11/16/2015**

---

**#313 980 Glenwood Avenue, Kelowna, V1Y 9P2**

MLS® #: **10099241**  
Status: **Sold**  
Sub Area: **KS - Kelowna South**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story:  
Fireplace:  
Complex: **Shaughnessy Green**  
Int Feature: **Fire Sprinkler System**  
Ext Feature: **Enclosed Balcony**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

This is the Large, Bright, 3rd floor home that you have been waiting for! With over 1300 sq ft, there is lots of elbow room here. You will love calling Shaughnessy Green home. It was totally rebuilt in 2005. The large master bedroom has a walk-in closet and a 4 pc ensuite. The main area is very open. It has extra windows up high, which are only found on the third floor homes. The bedrooms are located on opposite sides of the dwelling. The unit is located in the north west corner of building 980. The extras include a club house, exercise room, guest room and shuffleboard. All measurements are approximate. Please verify them if there are important. Become part of the Shaughnessy Green community.

---

Sold Information

Sold Price: **\$253,000**

Sold Date: **05/21/2015**

---

**#112 1088 Sunset Drive, Kelowna, V1Y 9W1**

MLS® #: **10099192**  
Status: **Sold**  
Sub Area: **KN - Kelowna North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace: **Conventional**  
Complex: **Discovery Bay**  
Pub Rmks:

Rent it or live in it, this is an Investment that you can enjoy. The RM6 zoning allows short term rentals. This home is furnished and ready. Be close to the activity of the area while being able to go back to your quiet retreat. There is easy access to amenities galore; Indoor/Outdoor Pool, separate second Pool (outdoor), 2 Hot Tubs, Sauna, Exercise Room, Meeting/Activity Room, and an Outdoor Barbeque Area. This First Floor Home is adjacent to the lagoon and bird sanctuary. You will see Osprey, Blue Herons, Ducks and other birds. This home sparkles like new. It has extras like hardwood flooring through most of the home, Gas Fireplace, a gas connection for the barbecue, and plenty of cupboards in the utility room. Condo fee includes Geothermal heat/a-c & natural gas. The home can be rented during vacation season or year round. From this amazing location you can walk to shopping, downtown and the cultural district. This is the place! Don't miss out on this one. "GST has been paid"

---

Sold Information

Sold Price: **\$385,900**

Sold Date: **11/27/2015**

---

**#318 3157 Casorso Road, Kelowna, V1W 3J4**

MLS® #: **10098810**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace: **Conventional**  
Complex: **Hawthorne Park**  
Int Feature: **Central Air, Drywall, Skylights, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Enclosed Balcony, One Balcony, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

One Bedroom and Den home in Hawthorne on the top floor. You will love the open feel of this plan. Kitchen, living room, dining room, den are all nicely connected. Curl up in front of the fire place or lounge in the enclosed deck. This home has a wonderful view corridor. From this third floor vantage point you will be impressed with mountain view. You will see the activity below and in the distance, while not backing directly onto KLO. Meals and pool are available for an extra fee. There is a skylight, built in vacuum, central air, and easy to clean laminate flooring. There is a washer and dryer in the home and a large storage room. This location is hard to beat. You will be within walking distance to shopping, restaurants and banking. Come and look. You will love what you find in this 55+ complex!! All measurements are approximate. Please verify them if important.

---

Sold Information

Sold Price: **\$155,000**

Sold Date: **06/01/2015**

---

**#49 1120 Guisachan Road, Kelowna, V1Y 9R5**

MLS® #: **10097767**  
 Status: **Sold**  
 Sub Area: **SFS - Springfield/Spall**  
 Prop Type: **Strata**  
 Type Dwell: **Townhouse**  
 Style/Story: **Two Storey**  
 Fireplace: **Conventional**  
 Complex: **Aberdeen Estates**  
 Int Feature: **Vacuum Built-In**  
 Ext Feature: **One Balcony**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**A family sized 3 bedroom home. Elementary, Middle and High Schools are a short distance. A desirable location close to shopping and a short walk to Starbucks. Aberdeen Estates is a family oriented development with a club house and children's playground. Looks onto a nice green space. There is a patio for you to enjoy a coffee or soak up the sun. Park in your attached garage or in your parking space right beside your front door. Don't Miss out.**

## Sold Information

Sold Price: **\$329,000**Sold Date: **05/14/2015****1470 Kloppenburg Road, Kelowna, V1P 1N5**

MLS® #: **10097554**  
 Status: **Sold**  
 Sub Area: **BL - Black Mountain**  
 Prop Type: **Single Family Residential**  
 Type Dwell: **Single Family**  
 Style/Story: **Two and a half**  
 Fireplace: **Conventional**  
 Int Feature: **Drywall, Island, Jetted Tub, Skylights, Smoke Detector(s), Vacuum Roughed In**  
 Ext Feature: **Three Balconies**  
 Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
 Pub Rmks:

**Grand entrance opening to a large open concept home with stunning wide oak floors through out. Kitchen is bright and open with custom cabinetry, large pantry, island, an easy flowing space. 2 double French doors opens up the kitchen leading to private, deck with views of orchards, green space and lake. Vaulted ceilings in the living room and large picture windows are stunning. Main floor master has beautiful 4 piece en-suite with jetted tub. Ig walk in closet and 2 french doors leading out to deck with fabulous views. There is a second room on the main great for nursery or office with a closet. Laundry on main. Up stairs to 3rd bedroom, full bathroom and cozy, vaulted studio for your creative side or great 4th bedroom. Down stairs feature a massive bonus room could be media and games room with brand new carpeting. In-law suite with 2nd master and 6th bedroom. There are French doors out to the grounds with separate entrance. Separate laundry. Walking trails, close to shopping.**

## Sold Information

Sold Price: **\$620,000**Sold Date: **07/15/2015****#403 538 McKay Avenue, Kelowna, V1Y 9R7**

MLS® #: **10096070**  
 Status: **Sold**  
 Sub Area: **KS - Kelowna South**  
 Prop Type: **Strata**  
 Type Dwell: **Apartment**  
 Style/Story: **3ST**  
 Fireplace: **Conventional**  
 Complex: **Pandosy Place**  
 Int Feature: **Drywall, Fire Sprinkler System, Island, Smoke Detector(s)**  
 Ext Feature: **Enclosed Balcony, One Balcony**  
 Pub Rmks:

**Bright corner unit on the top floor with large patio and mountain views! In the heart of Pandosy Village, this sweet mixed-use building offers a residential lifestyle above the funky and charming commercial area of 'the Village'. Walking distance to coffee shops and boutiques and a short ride to the college, this property makes a great home or investment property.**

## Sold Information

Sold Price: **\$264,000**Sold Date: **06/11/2015**

---

**#318 3157 Casorso Road, Kelowna, V1W 3J4**

MLS® #: **10095854**  
Status: **Sold**  
Sub Area: **LM - Lower Mission**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace: **Conventional**  
Complex: **Hawthorne Park**  
Int Feature: **Central Air, Drywall, Skylights, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Enclosed Balcony, One Balcony, Underground Sprinkler**  
Equip/App: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings**  
Pub Rmks:

**Top floor 1 bedroom plus den condo in Hawthorne Park! This bright, open plan faces West and offers lovely mountain views! Other features include newer laminate flooring in the living room and kitchen, cozy gas fireplace, small den off of the living area, skylight, built in vacuum, central air conditioning and an enclosed sundeck. The master bedroom is very spacious! There is a storage room and in unit laundry. The complex provides many amenities as well as secure underground parking. Great convenient location walking distance to all shopping, restaurants, Okanagan Lake and other amenities! 55+ complex.**

---

Sold Information

Sold Price: **\$152,500**

Sold Date: **04/02/2015**

---

**#207 797 Leon Avenue, Kelowna, V1Y 6J7**

MLS® #: **10093439**  
Status: **Sold**  
Sub Area: **KN - Kelowna North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **One Storey**  
Fireplace: **None**  
Complex: **The Evergreens**  
Int Feature: **Vacuum Built-In**  
Ext Feature: **Enclosed Balcony**  
Equip/App: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

**At only \$159,900 this is a Terrific Value. DON'T MISS THIS ONE. Bright, Open and Spacious...you will Love this plan. The Den is fabulously opened to the Living Room! You will love the French Doors leading out of the Master Bedroom. Stroll to downtown for a coffee, or to pick up a few groceries. This well kept 19+ building is close to transit and Kelowna's beautiful downtown. This 1 Bedroom AND DEN is a generous 888 sq ft, plus there is an enclosed balcony to enjoy. The bathroom can be accessed from the main area or from the Master Bedroom. It includes the kitchen appliances and a nice washer and dryer. There is even air conditioning, built-in vacuum, and covered parking.**

---

Sold Information

Sold Price: **\$153,300**

Sold Date: **03/02/2015**

---

**609 Horn Crescent, Kelowna, V1W 4Y6**

MLS® #: **10093013**  
Status: **Sold**  
Sub Area: **UM - Upper Mission**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family**  
Style/Story: **Grade Level Entry**  
Fireplace: **Insert**  
Int Feature: **Drywall, Island, Smoke Detector(s), Vacuum Built-In**  
Ext Feature: **Enclosed Balcony, Private Yard, Underground Sprinkler**  
Equip/App: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

**BEAUTIFUL FAMILY HOME ON QUIET CRESCENT. You will love this 4 bedroom, 3 bath Upper Mission home situated near the end of a quiet cul de sac. The main floor boasts an open plan complete with beautiful wood floors and high ceilings which open to a spacious area where the family can be naturally connected. The windows and beautiful French Doors allow the natural light to fill the home. Watch the kids play in the back yard from the kitchen window. The reverse walk-out lets you connect easily from the kitchen to the outdoor space for those summer gatherings. The lower level has a 4th bedroom, den, office, laundry and large family area. This is the one. Don't miss it!**

---

Sold Information

Sold Price: **\$532,000**

Sold Date: **02/06/2015**

---

---

**#308 1964 Enterprise Way, Kelowna, V1Y 9S7**

MLS® #:	<b>10092741</b>	Beds:	<b>2</b>	SDOM:	<b>127</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>023-893-133</b>
Sub Area:	<b>GL - Glenmore</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1410</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1997</b>	Taxes:	<b>\$1,754.00</b>
Fireplace:	<b>Insert</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Meadowbrook Estates</b>	Strat Fee:	<b>\$310.78</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Smoke Detector(s)</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

Pub Rmks:

**Location! Location! Centrally located Meadowbrook Estates (19+)! Spacious 1410 sq ft 2 bed/2 full bath PLUS den condo on the quiet side of the building. This north facing suite offers updates to the kitchen counters, back splash, custom cabinetry in office/den, stacked stone fireplace/feature wall and crown molding. Open concept with lots of room for entertaining. Spacious rooms throughout. TWO side x side underground parking stalls and a same floor storage unit. This is an adult only complex with great on site amenities including an outdoor pool, clubhouse, exercise room and Guest Suites! Additional storage units available for rent. Centrally located only steps to shopping, local transit and 5 mins to downtown! Shows beautifully and won't disappoint!**

---

Sold InformationSold Price: **\$315,000**Sold Date: **05/27/2015**

---

**#244 715 Leathead Road, Kelowna, V1X 5W3**

MLS® #:	<b>10091337</b>	Beds:	<b>2</b>	SDOM:	<b>107</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>002-646-889</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>928</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1977</b>	Taxes:	<b>\$1,121.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>MacIntosh House</b>	Strat Fee:	<b>\$235.41</b>		
Int Feature:	<b>Drywall</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				

**Stylish updated condo. Spacious bedrooms with nice laminate floors. Open concept with French glass doors. Low strata fees with secure parking and outdoor pool. No age restrictions. Close to parks, shopping and transit.**

---

Sold InformationSold Price: **\$122,000**Sold Date: **03/11/2015**

---

**12885 Lake Hill Lane, Lake Country, V4V 2S9**

MLS® #:	<b>10091001</b>	Beds:	<b>3</b>	SDOM:	<b>15</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>000-000-000</b>
Sub Area:	<b>LE - Lake Country East / Oyama</b>	Half Bth:	<b>1</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>1383</b>
Type Dwell:	<b>Townhouse Semi-Detached</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>2015</b>	Taxes:	<b>\$.00</b>
Fireplace:	<b>Decorative</b>	YB Dsc:	<b>Under Construction</b>		
Complex:	<b>Crystal Heights</b>	Strat Fee:	<b>\$159.00</b>		
Int Feature:	<b>Central Air, Drywall</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer</b>				

**You've arrived! Welcome to Crystal Heights- Lake Country's premier new community. This "OPAL" plan home features close to 1400 square feet of living space and an open, spacious floor plan. Nestled on a ridge plateau, Crystal Heights at the Lakes is a mere 10 minutes to lakes and beaches and 15 minutes to UBCO and the Kelowna International Airport.**

---

Sold InformationSold Price: **\$334,900**Sold Date: **11/27/2014**

---

**#101 290 Highway 33 East, Kelowna, V1X 2A3**

MLS® #:	<b>10090405</b>	Beds:	<b>2</b>	SDOM:	<b>102</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>002-467-232</b>
Sub Area:	<b>RN - Rutland North</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1196</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>Conventional</b>	Yr Blt:	<b>1980</b>	Taxes:	<b>\$1,069.00</b>
Fireplace:	<b>The Chantel</b>	YB Dsc:	<b>Approximate</b>	Strat Fee:	<b>\$205.00</b>
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**FIRST TIME HOME BUYER OR DOWNSIZING?** Popular 19+ complex with 2 bedrooms, 1 bath and features laminate flooring, beautiful custom wood burning fireplace and spacious master bedroom with an over sized walk-in closet. Rare end unit with 1200 sqft and plenty of windows letting in lots of natural light. Located on quiet side of complex and backs onto a cul-de-sac in a very family orientated neighborhood with additional parking for guests. Central location with access to public transit as well as shopping, schools, parks and Big White Ski Resort. Rancher style home with no stairs and backs on to gorgeous green space ideal for a small dog. In suite laundry, large storage locker as well as covered parking for 2 cars. Enjoy the afternoon sun off of your rear patio which opens up to a large well maintained yard. The complex allows small pets and rentals with restrictions. New roof in 2009, new hot water tank in 2013. Call today for more details and to arrange a private viewing!

---

Sold InformationSold Price: **\$159,000**Sold Date: **02/06/2015**

---

**#122 877 KLO Road, Kelowna, V1Y 9R1**

MLS® #:	<b>10089091</b>	Beds:	<b>2</b>	SDOM:	<b>61</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>018-221-815</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1189</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>One Storey</b>	Yr Blt:	<b>1994</b>	Taxes:	<b>\$1,306.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>	Strat Fee:	
Complex:	<b>Hawthorne</b>				
Int Feature:	<b>Drywall, Smoke Detector(s)</b>				
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Clean 2 bed 2 bath corner home close to all amenities.**

---

Sold InformationSold Price: **\$203,000**Sold Date: **11/24/2014**

---

**#110 3788 Bird Place, Kelowna, V1W 4T3**

MLS® #:	<b>10087791</b>	Beds:	<b>2</b>	SDOM:	<b>125</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>023-757-256</b>
Sub Area:	<b>LM - Lower Mission</b>	Half Bth:	<b>0</b>	Acres:	<b>.09</b>
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	
Type Dwell:	<b>Townhouse - Detached</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Rancher</b>	Yr Blt:	<b>2001</b>	Taxes:	<b>\$2,993.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>	Strat Fee:	
Complex:	<b>Mallard's Landing</b>				
Int Feature:	<b>Central Air, Drywall, Vacuum Roughed In</b>				
Ext Feature:	<b>Garden</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**2 bed, 2 bath rancher, open kitchen with glass doors leading you to the back patio. Formal living and dining room, gas fireplace and high ceiling. Appointed with original cabinets, fixtures and carpet. Located in a highly sought-after neighborhood in the Lower Mission.**

---

Sold InformationSold Price: **\$384,000**Sold Date: **12/30/2014**

---

**#319 1045 Sutherland Avenue, Kelowna, V1Y 5Y1**

MLS® #:	<b>10087484</b>	Beds:	<b>2</b>	SDOM:	<b>156</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>014-160-013</b>
Sub Area:	<b>KS - Kelowna South</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1209</b>
Type Dwell:	<b>Apartment</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>1990</b>	Taxes:	<b>\$1,118.00</b>
Fireplace:		YB Dsc:	<b>Approximate</b>		
Complex:	<b>THE WEDGEWOOD</b>	Strat Fee:	<b>\$314.54</b>		
Int Feature:	<b>Smoke Detector(s)</b>				
Ext Feature:	<b>Enclosed Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**YOU WILL LOVE THIS FLOOR PLAN .HIGHLY SOUGHT AFTER UNIT IN THE WEDGEWOOD.OVERLOOKING COURTYARD.LOTS OF WINDOWS AND LIGHT.TWO BEDROOMS .PLUS ENCLOSED BALCONY.CENTRAL AIR AND HEATING.55+BUILDING WITH DINING ROOM OPEN THURSDAY THRU SUNDAY.CLOSE TO ALL AMENITIES;YOU COULD NOT ASK FOR A BETTER LOCATION.**

---

Sold InformationSold Price: **\$163,000**Sold Date: **01/22/2015**

---

**#109 1120 Guisachan Road, Kelowna, V1Y 9R5**

MLS® #:	<b>10086186</b>	Beds:	<b>2</b>	SDOM:	<b>78</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>024-787-965</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1330</b>
Type Dwell:	<b>Townhouse Semi-Detached</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>2000</b>	Taxes:	<b>\$2,254.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Complex:	<b>Aberdeen Estates</b>	Strat Fee:	<b>\$180.63</b>		
Int Feature:	<b>Central Air, Drywall, Vacuum Built-In</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings</b>				
Pub Rmks:					

**Beautiful Updated Quiet End-Unit Townhouse in Desirable Aberdeen Estates near Guisachan Shopping! Mature landscaping & Covered Veranda. Convenient 2nd Parking spot by door. Upscale Laminate floors on main floor bring warmth and convenience. Cheery South facing Eating Area off Large White Vinyl wrap Kitchen with neutral countertops. Large Dining Room/Living Room with Corner Gas fireplace. Glass sliding door to Covered Patio and Quiet Open Green Space. 2 spacious bedrooms up, King Bed Sized Master bedroom with Bay window. Dual use 4 piece Main Bathroom-Ensuite offers convenience & appeal. Skylites bring natural light. 2nd Bedroom is large - great for kids. guests and/or office. Situated on a no thru cul de sac road in a Well maintained Family friendly development with a large play ground, clubhouse and ingeniously designed green areas offering privacy and small neighbourhood safe feel. A minute's Walk to Guisachan Village with Starbucks, Shopping, Eating, doctor, Pharmacy and more.**

---

Sold InformationSold Price: **\$294,000**Sold Date: **10/09/2014**

---

**3403 Mariposa Court, Kelowna, V1W 2S9**

MLS® #:	<b>10083332</b>	Beds:	<b>6</b>	SDOM:	<b>15</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>006-053-017</b>
Sub Area:	<b>SE - South East Kelowna</b>	Half Bth:	<b>1</b>	Acres:	<b>.22</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>2856</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>4</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>1982</b>	Taxes:	<b>\$2,910.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Actual</b>		
Int Feature:	<b>Smoke Detector(s), Vacuum Built-In</b>				
Ext Feature:	<b>Garden, Hot Tub, Private Yard, Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer, Window Coverings</b>				

---

Sold InformationSold Price: **\$510,000**Sold Date: **06/19/2014**

**3608 Sunset Ranch Drive, Kelowna, V1X 8C7**

MLS® #:	<b>10083044</b>	Beds:	<b>2</b>	SDOM:	<b>44</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>028-155-963</b>
Sub Area:	<b>EL - Ellison</b>	Half Bth:	<b>0</b>	Acres:	<b>.13</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>3-PCE</b>	FFA Ttl:	<b>1289</b>
Type Dwell:	<b>Single Family - Bare Land Strata</b>	Ttl Bth:	<b>2</b>	Wtr Frnt:	
Style/Story:		Yr Blt:	<b>2010</b>	Taxes:	<b>\$2,182.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Equip/Appl:	<b>Dishwasher, Dryer, Oven Built-In, Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**This gorgeous Craftsman style walk out rancher features 2 bedrooms and 2 full baths on the main level with open concept living. Vaulted ceilings through the great room, dining room and kitchen, accent the high end appliances, golf course living at its finest! The over-sized master features a 3 piece bath with double sinks and walk through his and her closets. The roughed in unfinished basement awaits your personal touch and ideas to make this home yours.**

## Sold Information

Sold Price: **\$437,500**Sold Date: **07/15/2014****13200 Apex Drive, Lake Country, V4V 2P1**

MLS® #:	<b>10082115</b>	Beds:	<b>4</b>	SDOM:	<b>57</b>
Status:	<b>Sold</b>	Full Bth:	<b>3</b>	PID:	<b>027-720-250</b>
Sub Area:	<b>LCNW - Lake Country North West</b>	Half Bth:	<b>0</b>	Acres:	<b>.16</b>
Prop Type:	<b>Single Family Residential</b>	En Suite:	<b>5-PCE</b>	FFA Ttl:	<b>2932</b>
Type Dwell:	<b>Single Family</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Grade Level Entry</b>	Yr Blt:	<b>2010</b>	Taxes:	<b>\$3,108.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Approximate</b>		
Int Feature:	<b>Central Air, Island, Smoke Detector(s), Vacuum Built-In</b>				
Ext Feature:	<b>Private Yard, Two Balconies, Underground Sprinkler</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer</b>				
Pub Rmks:					

**This 2932 sqft home shows beautifully, from the grade level entry, up the stairs to the open plan kitchen, dining and living area. The island kitchen features light granite counters with dark stain cabinets, stainless appliances, a pantry and french door to the covered rear patio and landscaped yard backing green space. Hardwood floors flow from the kitchen through to the dining and living room with sliding doors to the front, covered deck. Large windows highlight the mountain/valley view. Down the hall is the master with walk-in closet and 5 piece en suite featuring heated, linen tile floors, dual vanity, soaker bath tub and glass/tile shower. Two more bedrooms (one with a walk-in closet), a full bathroom and convenient laundry room complete the main floor. A spacious bedroom is located off the foyer, as well as a rec room, family room, 2 den/offices and a full bathroom. Lots of storage throughout this home including shelving and over head storage in the attached double garage.**

## Sold Information

Sold Price: **\$534,000**Sold Date: **07/10/2014****#7 1811 Ambrosi Road, Kelowna, V1Y 4S1**

MLS® #:	<b>10079106</b>	Beds:	<b>2</b>	SDOM:	<b>30</b>
Status:	<b>Sold</b>	Full Bth:	<b>1</b>	PID:	<b>028-234-391</b>
Sub Area:	<b>SFS - Springfield/Spall</b>	Half Bth:	<b>0</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>None</b>	FFA Ttl:	<b>1318</b>
Type Dwell:	<b>Townhouse</b>	Ttl Bth:	<b>1</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>2010</b>	Taxes:	<b>\$2,095.00</b>
Fireplace:		YB Dsc:	<b>Actual</b>		
Complex:	<b>Dwell</b>	Strat Fee:	<b>\$158.00</b>		
Int Feature:	<b>Drywall, Fire Sprinkler System, Smoke Detector(s)</b>				
Ext Feature:	<b>One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Microwave Oven, Refrigerator, Stove - Electric, Window Coverings</b>				
Pub Rmks:					

**2 bedroom + flex room home at sought-after Dwell in the Central City area of Kelowna. Walk to everything from malls to professional offices to restaurants. This home features the much talked about rooftop patio offering views of the city and mountains! This well laid-out home comes with stainless steel appliances in the kitchen and a wide open floor plan making it easy to entertain in style. Upstairs are 2 well-sized bedrooms and a huge bathroom with soaker tub and separate shower. The lower level features a flex room- use it as an office, fitness room or extra bedroom. Your own attached garage gives you ample space for all your storage needs. What more could you ask for?! This home is priced to sell!**

## Sold Information

Sold Price: **\$294,000**Sold Date: **04/29/2014**

---

**#358 1045 Sutherland Avenue, Kelowna, V1Y 5Y1**

MLS® #: **10078465**  
Status: **Sold**  
Sub Area: **KS - Kelowna South**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **3ST**  
Fireplace:  
Complex: **Wedgewood**  
Int Feature: **Central Air**  
Ext Feature: **Enclosed Balcony**  
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**  
Pub Rmks:

Sub Area: **KS** Price: **\$140,000**  
Beds: **2** SDOM: **24**  
Full Bth: **2** PID: **016-879-112**  
Half Bth: **0** Acres:  
En Suite: **3-PCE** FFA Ttl: **1329**  
Ttl Bth: **2** Wtr Frnt:  
Yr Blt: **1990** Taxes: **\$1,207.00**  
YB Dsc: **Approximate**  
Strat Fee: **\$351.05**

**Top floor unit! One of the largest in the Wedgewood building, this 2 bed, 2 bath home is perfect for the empty nester. Age restricted building, option of meals Thursday thru Sunday and lots of social opportunities. Best location in Kelowna with transit outside your door and the Capri Mall a quick walk down the street. This home features 2 nicely sized bedrooms, a bright and cheerful kitchen, 5 appliances, including your own in-suite washer and dryer. The sunroom off the living room offers even more living space or extra storage. Included with this home is 1 parking stall and a storage locker. Amenities on-site include a fitness centre, dining room and social lounge area. This home is priced to sell quickly, so act fast!**

---

Sold Information

Sold Price: **\$136,000**

Sold Date: **04/11/2014**

---

**#70 12850 Stillwater Court, Lake Country, V4V 2S9**

MLS® #: **10078272**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story:  
Fireplace: **Decorative**  
Complex: **Crystal Heights**  
Int Feature: **Central Air, Drywall, Island, Smoke Detector(s), Vacuum Roughed In**  
Ext Feature: **Fenced Yard, One Balcony, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer**  
Pub Rmks:

Sub Area: **LCNW** Price: **\$310,000**  
Beds: **3** SDOM: **61**  
Full Bth: **2** PID: **028-280-300**  
Half Bth: **1** Acres:  
En Suite: **3-PCE** FFA Ttl: **1383**  
Ttl Bth: **3** Wtr Frnt:  
Yr Blt: **2014** Taxes: **\$0.00**  
YB Dsc: **Under Construction**  
Strat Fee: **\$166.08**

**You've arrived! Welcome to Crystal Heights- Lake Country's premier new community. This "OPAL" plan home features close to 1400 square feet of living space and an open, spacious floor plan. All the luxuries you want are right here, including a stainless steel Whirlpool appliance package, granite countertops, tiled backsplash, gas fireplace and high quality laminate flooring on the main! Upstairs, there's room for everyone, with 3 bedrooms, including a master with ensuite. A balcony off the living room and walk-out patio off the kitchen into your very own backyard space makes Crystal Heights the obvious choice for Lake Country living! Nestled on a ridge plateau, Crystal Heights at the Lakes is a mere 10 minutes to lakes and beaches and 15 minutes to UBCO and the Kelowna International Airport.**

---

Sold Information

Sold Price: **\$302,409**

Sold Date: **05/14/2014**

---

**#69 12850 Stillwater Court, Lake Country, V4V 2S9**

MLS® #: **10078270**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story:  
Fireplace: **Decorative**  
Complex: **Crystal Heights**  
Int Feature: **Central Air, Drywall, Island, Smoke Detector(s), Vacuum Roughed In**  
Ext Feature: **Fenced Yard, One Balcony, Underground Sprinkler**  
Equip/Appl: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer**  
Pub Rmks:

Sub Area: **LCNW** Price: **\$310,000**  
Beds: **3** SDOM: **59**  
Full Bth: **2** PID: **028-280-300**  
Half Bth: **1** Acres:  
En Suite: **2-PCE** FFA Ttl: **1383**  
Ttl Bth: **3** Wtr Frnt:  
Yr Blt: **2014** Taxes: **\$0.00**  
YB Dsc: **Under Construction**  
Strat Fee: **\$166.08**

**You've arrived! Welcome to Crystal Heights- Lake Country's premier new community. This "OPAL" plan home features close to 1400 square feet of living space and an open, spacious floor plan. All the luxuries you want are right here, including a stainless steel Whirlpool appliance package, granite countertops, tiled backsplash, gas fireplace and high quality laminate flooring on the main! Upstairs, there's room for everyone, with 3 bedrooms, including a master with ensuite. A balcony off the living room and walk-out patio off the kitchen into your very own backyard space makes Crystal Heights the obvious choice for Lake Country living! Nestled on a ridge plateau, Crystal Heights at the Lakes is a mere 10 minutes to lakes and beaches and 15 minutes to UBCO and the Kelowna International Airport.**

---

Sold Information

Sold Price: **\$300,000**

Sold Date: **05/12/2014**

---

**#68 12850 Stillwater Court, Lake Country, V4V 2S9**Sub Area: **LCNW** Price: **\$375,000**

MLS® #: **10078269**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story: **Two Storey**  
Fireplace: **Decorative**  
Complex: **Crystal Heights**  
Int Feature: **Central Air, Drywall, Island, Smoke Detector(s), Vacuum Roughed In**  
Ext Feature: **Fenced Yard, One Balcony, Underground Sprinkler**  
Equip/App: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer**  
Pub Rmks:

Welcome home to Crystal Heights- Lake Country's premier community! With over 1800 square feet of living space, this "EMERALD" plan home is sure to impress with it's clever use of space and designer decor. 4 bedrooms & 3.5 bathrooms allows for space for the whole family. The main floor features high quality laminate flooring throughout. The living room boasts a fireplace and looks out onto a large balcony. In the kitchen, you'll be impressed by the Whirlpool stainless steel appliance package, including a gas range! Step out on to your back patio and into your very own private fenced backyard. Upstairs are 3 well sized bedrooms, including a Master with walk-in closet and ensuite with dual sinks. Crystal Heights offers a spectacular setting situated on a ridge-top plateau between Okanagan & Wood Lake. Only 10 minutes to beaches and lakes and 15 minutes to UBCO and the Kelowna International Airport, you have the best of a semi-rural setting and city convenience at your fingertips.

---

Sold InformationSold Price: **\$352,000**Sold Date: **05/08/2014**

---

**#67 12850 Stillwater Court, Lake Country, V4V 2S9**Sub Area: **LCNW** Price: **\$360,000**

MLS® #: **10078266**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story: **Two Storey**  
Fireplace: **Decorative**  
Complex: **Crystal Heights**  
Int Feature: **Central Air, Drywall, Island, Smoke Detector(s), Vacuum Roughed In**  
Ext Feature: **Fenced Yard, One Balcony, Underground Sprinkler**  
Equip/App: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer**  
Pub Rmks:

Welcome home to Crystal Heights- Lake Country's premier community! With over 1500 square feet of living space, this "EMERALD" plan home is sure to impress with it's clever use of space and designer decor. The main floor features high quality laminate flooring throughout. The living room boasts a fireplace and looks out onto a large balcony. In the kitchen, you'll be impressed by the Whirlpool stainless steel appliance package, including a gas range! Step out on to your back patio and into your very own private fenced backyard. Upstairs are 3 well sized bedrooms, including a Master with walk-in closet and ensuite with dual sinks. Crystal Heights offers a spectacular setting situated on a ridge-top plateau between Okanagan & Wood Lake. Only 10 minutes to beaches and lakes and 15 minutes to UBCO and the Kelowna International Airport, you have the best of a semi-rural setting and city convenience at your fingertips. Photos are of former showhome.

---

Sold InformationSold Price: **\$365,000**Sold Date: **07/29/2014**

---

**#8 12850 Stillwater Court, Lake Country, V4V 2S9**

MLS® #:	<b>10078265</b>	Beds:	<b>3</b>	SDOM:	<b>119</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>028-280-300</b>
Sub Area:	<b>LCNW - Lake Country North West</b>	Half Bth:	<b>1</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1715</b>
Type Dwell:	<b>Townhouse Semi-Detached</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>2014</b>	Taxes:	<b>\$0.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Under Construction</b>		
Complex:	<b>Crystal Heights</b>	Strat Fee:	<b>\$202.41</b>		
Int Feature:	<b>Central Air, Island, Vacuum Roughed In</b>				
Ext Feature:	<b>Fenced Yard, One Balcony</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer</b>				
Pub Rmks:					

Welcome to Crystal Heights at The Lakes! This "JADE" plan home features over 1700 sf of beautiful living space. The main floor boasts high quality laminate flooring throughout and a spacious open floor plan. In the kitchen, you'll find a Whirlpool stainless steel appliance package, including a gas range. Granite countertops and real wood cabinets are complimented by the elegant tiled backsplash. A large island allows for extra seating and is open to the main living areas allowing for easy entertaining. The living room features a fireplace and looks out onto your fenced backyard. Upstairs, you'll find three generously sized bedrooms, including a Master with ensuite containing dual sinks. Crystal Heights offers a spectacular location & setting. Located 10 minutes from lakes and beaches, and only 15 minutes to the Kelowna International Airport & UBCO- it is Lake Country's premier new home community.

---

Sold InformationSold Price: **\$359,900**Sold Date: **07/11/2014**

---

**#7 12850 Stillwater Court, Lake Country, V4V 2S9**

MLS® #:	<b>10078263</b>	Beds:	<b>3</b>	SDOM:	<b>139</b>
Status:	<b>Sold</b>	Full Bth:	<b>2</b>	PID:	<b>028-280-300</b>
Sub Area:	<b>LCSW - Lake Country South West</b>	Half Bth:	<b>1</b>	Acres:	
Prop Type:	<b>Strata</b>	En Suite:	<b>4-PCE</b>	FFA Ttl:	<b>1715</b>
Type Dwell:	<b>Townhouse Semi-Detached</b>	Ttl Bth:	<b>3</b>	Wtr Frnt:	
Style/Story:	<b>Two Storey</b>	Yr Blt:	<b>2014</b>	Taxes:	<b>\$0.00</b>
Fireplace:	<b>Conventional</b>	YB Dsc:	<b>Under Construction</b>		
Complex:	<b>Crystal Heights</b>	Strat Fee:	<b>\$202.41</b>		
Int Feature:	<b>Central Air, Island, Vacuum Roughed In</b>				
Ext Feature:	<b>Fenced Yard</b>				
Equip/Appl:	<b>Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer</b>				
Pub Rmks:					

Welcome to Crystal Heights at The Lakes! This "JADE" plan home features over 1700 sf of beautiful living space. The main floor boasts high quality laminate flooring throughout and a spacious open floor plan. In the kitchen, you'll find a Whirlpool stainless steel appliance package, including a gas range. Granite countertops and real wood cabinets are complimented by the elegant tiled backsplash. A large island allows for extra seating and is open to the main living areas allowing for easy entertaining. The living room features a fireplace and looks out onto your fenced backyard. Upstairs, you'll find three generously sized bedrooms, including a Master with ensuite containing dual sinks. Crystal Heights offers a spectacular location & setting. Located 10 minutes from lakes and beaches, and only 15 minutes to the Kelowna International Airport & UBCO- it is Lake Country's premier new home community.

---

Sold InformationSold Price: **\$361,900**Sold Date: **07/31/2014**

---

**#72 12850 Stillwater Court, Lake Country, V4V 2S9**Sub Area: **LCNW** Price: **\$285,900**

MLS® #: **10078226**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story: **Conventional**  
Complex: **Crystal Heights**  
Int Feature: **Central Air, Island, Vacuum Roughed In**  
Ext Feature: **Fenced Yard**  
Equip/App: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer**  
Pub Rmks:

Beds: **2** SDOM: **43**  
Full Bth: **2** PID: **028-280-300**  
Half Bth: **1** Acres:   
En Suite: **3-PCE** FFA Ttl: **1254**  
Ttl Bth: **3** Wtr Frnt:   
Yr Blt: **2014** Taxes: **\$0.00**  
YB Dsc: **Under Construction**  
Strat Fee: **\$145.32**

Welcome home to Crystal Heights in Lake Country! This to-be-built "Amber Plan" townhome is designed with the comforts you expect and the quality you deserve. At over 1200 square feet, 2 beds, 2.5 baths, you'll be impressed with the clever use of space in this home. The main floor features a large open floorplan boasting high quality laminate flooring, eat-in kitchen with stainless steel appliances, main floor powder room and living room with cozy fireplace. Enjoy your own backyard from the patio off the kitchen. Upstairs, you'll be impressed by the well portioned bedrooms, including a vaulted master bedroom. A practical den gives you additional space and the washer/dryer on this level put convenience at the forefront. Crystal Heights is Lake Country's most talked about community- come check it out for yourself! Square footage to be verified- approximate only.

---

Sold InformationSold Price: **\$275,900**Sold Date: **04/25/2014**

---

**#71 12850 Stillwater Court, Lake Country, V4V 2S9**Sub Area: **LCNW** Price: **\$285,900**

MLS® #: **10078225**  
Status: **Sold**  
Sub Area: **LCNW - Lake Country North West**  
Prop Type: **Strata**  
Type Dwell: **Townhouse Semi-Detached**  
Style/Story: **Conventional**  
Complex: **Crystal Heights**  
Int Feature: **Central Air, Island, Vacuum Roughed In**  
Ext Feature: **Fenced Yard, One Balcony**  
Equip/App: **Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Gas, Washer**  
Pub Rmks:

Beds: **2** SDOM: **55**  
Full Bth: **2** PID: **028-280-300**  
Half Bth: **1** Acres:   
En Suite: **3-PCE** FFA Ttl: **1254**  
Ttl Bth: **3** Wtr Frnt:   
Yr Blt: **2014** Taxes: **\$0.00**  
YB Dsc: **Under Construction**  
Strat Fee: **\$145.32**

Welcome home to Crystal Heights in Lake Country! This to-be-built "Amber Plan" townhome is designed with the comforts you expect and the quality you deserve. At over 1200 square feet, 2 beds, 2.5 baths, you'll be impressed with the clever use of space in this home. The main floor features a large open floorplan boasting high quality laminate flooring, eat-in kitchen with stainless steel appliances, main floor powder room and living room with cozy fireplace. Enjoy your own backyard from the patio off the kitchen. Upstairs, you'll be impressed by the well portioned bedrooms, including a vaulted master bedroom. A practical den gives you additional space and the washer/dryer on this level put convenience at the forefront. Crystal Heights is Lake Country's most talked about community- come check it out for yourself! Square footage to be verified- approximate only.

---

Sold InformationSold Price: **\$275,900**Sold Date: **05/07/2014**

---

**#205 709 Houghton Road, Rutland, V1X 7J7**

MLS® #: **10076061**  
Status: **Sold**  
Sub Area: **RN - Rutland North**  
Prop Type: **Strata**  
Type Dwell: **Apartment**  
Style/Story: **3ST**  
Fireplace:  
Complex: **Orchard Hills 2**  
Int Feature: **Drywall, Smoke Detector(s), Vacuum Roughed In**  
Ext Feature: **Enclosed Balcony, One Balcony**  
Equip/Appn:  
Pub Rmks:

**Fabulous 2 bed, 2 bath condo perfect for the 1st time home buyer or student. Close to transit and all amenities, convenience is at your fingertips. Corner unit location ensures plenty of natural light. The bright kitchen offers plenty of cabinets and counter top space and overlooks the living and dining areas, making entertaining easy! The bedrooms are large and include a master with 3 piece ensuite and walk-in closet. A separate laundry room and enclosed deck all allow for extra storage space. Secured underground parking and a storage locker top it all off.**

---

Sold Information

Sold Price: **\$157,500**

Sold Date: **03/17/2014**

---

**1623 Eagle Rock Road, Armstrong, V0E 1B7**

MLS® #: **10072141**  
Status: **Sold**  
Sub Area: **AS - Armstrong/ Spall.**  
Prop Type: **Single Family Residential**  
Type Dwell: **Single Family w/Acreage**  
Style/Story: **Rancher**  
Fireplace:  
Pub Rmks:

**Lovely (2012) 4 Bedroom 2Full Bath Modular on 2.23 Acres very gently sloping Hobby Farm. Very convenient location between Armstrong & Vernon. Interior walls are constructed with an additional plywood layer under all of the vinyl wrapped drywall board!!! Older outbuildings still work just fine.**

---

Sold Information

Sold Price: **\$343,000**

Sold Date: **04/19/2017**

Information Deemed Reliable But Cannot Be Guaranteed.