

# WHERE HOME BEGINS

Residential 250-860-7500

Commercial 250-763-4343

www.kelownaRealEstate.com



### SITUATED IN UPPER LEVELS OF SMITH CREEK ▼

This 4 bedroom 3 full bathroom 2440 square foot home has numerous recent updates including furnace, hot water tank, paint throughout, new tile almost everywhere including the gorgeous 4 piece master ensuite, kitchen backsplash and foyer. From the main living area includes the living room, dining room and kitchen nook. This home has a rural feel; yet a short drive to all amenities. There's a large pad for RV parking and double car garage (21 feet deep). 2898 Salish Road, West Kelowna, MLS®10129030, \$615,000. For more details contact Karen Guy at 250-878-3605.



### STUNNING VIEWS OF MOUNTAINS & VALLEY ▼

This 4200 sq ft 4 bedroom 4 bath home features Brazilian cherry wood floors, tile and minimal carpet, 2 gas fireplaces, inlaw suite w/separate entrance & laundry. Luxurious master bedroom has a 5 pc ensuite w/ jetted tub, large tiled shower with 6 shower heads, separate water closet & heated tile floor. Main floor laundry. Wired media room includes media equipment. Glass doors to patio & pool sized backyard. Wired for sound inside & out. 2299 Quail Run Drive, Kelowna, MLS®10128872, \$859,900. Call Roma Niessen at 250-212-6880 for more information.



### EXTRA INCOME FOR MORTGAGE ▼

Townhome alternative! Bring your pets. Considerable renovations since built. Central air, large deck. Family-friendly neighborhood close to schools & transit. Separate self-contained suite down. Plenty of parking. 10736 Russell Road, Lake Country, MLS®10129051, \$469,900. Call Christian Kirschke at 250-863-2000 or Paige Guernsey at 250-862-6464 for more information.



### WALKING DISTANCE TO GYRO PARK BEACH & SHOPPING ▼

The fully updated interior features a dream kitchen that includes granite counter tops, gas fireplace, 6 burner gas stove top, built in oven & microwave, s/s fridge, dishwasher & huge island w/ built in sink w/plenty of storage & counter space. The master bedroom has a custom walk in closet, oversized tub in the ensuite that includes a separate shower and double vanities. Huge outdoor landscaped brick patio and built in BBQ area. 3430 Silverberry Road, Kelowna, MLS®10129483, \$689,500. Call Tyler Bouck at 250-317-4558 to view this property.



### QUICK POSSESSION POSSIBLE ▼

Lovely adult (19+) 2 bedroom, 2 bathroom home w/large open concept living/dining room. The kitchen has patio doors to a covered & open deck area. The living room has a corner gas fireplace & vaulted ceilings. The master bedroom includes a large ensuite w/skylight. Very neat & clean. Covered carport parking & storage, RV parking available, pet allowed w/restrictions, no rentals allowed, strata fee includes in floor hot water heat (nice). #204 - 4450 Ponderosa Drive, Peachland, MLS®10128595, \$330,000. Call Shirley Geiger at 250-470-8989 for more details



### GREAT FIRST TIME HOME OR INVESTMENT PROPERTY ▼

Renovated 4 bedroom and 2 bathroom half duplex, updated kitchen, bathrooms and deck. Walk to shopping and restaurants. Beautiful backyard. Fenced yard, quick possession possible. Great alternative to condo living-no strata fees or pet restrictions. Great use of space. Suite possible. 3420 Old Okanagan Highway, West Kelowna, MLS®10126962, \$349,900. Call Bill Raine at 250-870-6210 for details and to book a showing.



### GREAT FAMILY HOME ▼

This 4 bedroom 3 bath home in Rose Valley is sure to please the family, close to schools, park, large back yard, and many upgrades. 2090 Rose Tree Road, West Kelowna, EXCLUSIVE, \$539,900. Call Larry Guilbault at 250-826-2047 for more details



### INVESTOR ALERT ▼

Location! Location! Location! SEMI WATERFRONT rancher one level with 3 bedrooms, 2 full baths in need of lots of TLC. It's a large 80 X 206 deep lot w/ potential, back lane access. 44 acre, OCP supports medium density housing. Strata development next door was in the past rezoned from R1 Residential to allow for 7 town homes now built. Fenced back yard, large detached garage out back. 4364 Beach Avenue, Peachland, MLS®10128819, \$1,250,000. Contact Cecile Guilbault PREC\* of Coldwell Banker Horizon Realty at 250-212-2654 or visit www.cecileguilbault.com



### FIRST TIME BUYER OR INVESTMENT POTENTIAL ▼

This renovated townhome has 2 bedrooms, 1.5 bathrooms, new kitchen with newer appliances, new paint, blinds, washer/dryer & windows. The roof has funding ready to go, just needs to be done. Fully fenced backyard for barbecues & playing with the kids. This unit has 2 parking stalls in front of the unit & is close to schools, shopping & entertainment. A must see! 584 McCurdy Road, Kelowna, MLS®10128615, \$274,900. Call Brian Wright at 250-681-0198 or John Mandoli at 250-718-1864 for more details



### FULLY RENOVATED TOWNHOME ▼

This renovated 2 bedroom, 1.5 bathroom townhome has new carpets and blinds upstairs. Motion lighting downstairs. Fully fenced back yard. Renovated deck off the family room. Newer appliances with lots of storage. Two parking stalls right in front of unit. Play area for family beside the parking lot. A must see. Close to school and shopping. 592 McCurdy Road, Kelowna, MLS®10128295, \$274,900. Call Brian Wright at 250-681-1098 or John Mandoli at 250-718-1864 for more information.



### UNDER CONSTRUCTION AT ISLAND VIEW VILLAS ▼

This is a rancher with a fully finished walk out basement, both levels will have awesome lake views. Open concept style layout, includes s/s appliance pkg, gorgeous floors & tile backsplash. Large master w/ensuite & walk-in closet. Flex room on main floor could be office or bedroom. Large 25' x 20' double garage and also a theatre or games room fully finished under the garage. Still time to pick paint colours, flooring, granite and kitchen options. #209-5165 Trepanier Bench Road, Peachland, MLS®10129329, \$699,900 plus GST. Call Dave Collins at 250-870-1444 for more information.



### MIRAVISTA CONDO ▼

Brand new flooring and major appliances with a massive ground floor level deck are just some of the highlights from this 2 bed, 2 bath and den condo. Well run building w/excellent strata create a carefree lifestyle in the updated condo. Rentals allowed in this development. Huge 300 sq. ft. deck gives you awesome outdoor living space. Freshly painted as well. #1111-833 Brown Road, West Kelowna, MLS®10129209, \$334,900. For more details call Pat Klassen at 250-859-6335.



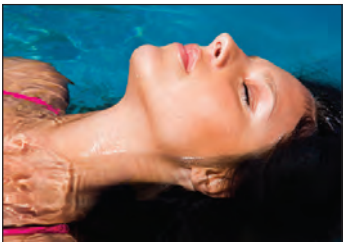
### INCREDIBLE VIEWS OVER OKANAGAN LAKE ▼

Rare find a 3.12 acre lot, south facing towards Penticton, out of the ALR, build your dream home or can be subdivided into 3 lots, city sewer and water is available. Quiet rural feeling in this area, gentle slope, beautiful setting for peace and tranquility, your very own oasis yet only a couple of minutes to the beach and the town center. 6418 Bulyea Avenue, Peachland, MLS®10128913, \$529,000. Contact Cecile Guilbault PREC\* of Coldwell Banker Horizon Realty at 250-212-2654 or visit www.cecileguilbault.com



### BEAUTIFUL LAKEVIEW HEIGHTS ▼

Great 4 bedroom, 3 bath family home with second summer kitchen. HWT 2013 & Furnace 2011, new roof in 2015, a/c and large insulated 12 X 19 shed on concrete pad. Beautiful mountain and peekaboo lake view. Spacious with wood window frames. Underground sprinklers. 2114 Tomat Avenue, West Kelowna, MLS®10129597, \$374,900. Call Sandy Saunders at 250-859-2353 or Harry Kullman at 250-979-8565 for more information on this property



### GREAT BUSINESS OPPORTUNITY ▼

Lucrative personal service business. Training and equipment available. Make and work your own hours from home...or add this to your existing business scenario. This is a permanent hair removal services business with an excellent database and current clientele. MLS®10128076, \$249,000. Contact Marnie Perrier at 250-212-8552 today for more information.



### SPECTACULAR LAKE, MOUNTAIN & CITY VIEWS ▼

This beautiful 3 bedroom & 3 bathroom home is perched above Hartman hill, close to all three level schools, minutes to UBCO and International airport. Located close to many amenities and a beautiful orchard-lined neighborhood. This home is a great investment for any family! 875 Gibson Road, Kelowna, MLS®10129489, \$629,000. Call Kara Rosart at 250-863-1274 to book a private showing.



TOLL FREE IN NORTH AMERICA  
1-888-KELOWNA (1-888-535-6962)  
KELOWNA 14-1470 Harvey Ave. 250- 860-7500  
WESTSIDE 102-3480 Carrington Rd. 250-768-8001

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