

\$3,500,000 - 1580 Chapman Road, Okanagan Falls

MLS® #10336161

\$3,500,000

5 Bedroom, 4.00 Bathroom, 3,534 sqft

Agriculture on 38.33 Acres

Kaleden/Okanagan Falls Rural, Okanagan Falls, British Columbia

Hard to find, exceptionally large vineyard property with great microclimate and a large home! This property is a massive 38.33 acres total with 26.5 acres to planted in vines in 2018. 18.885 acres are planted in Pinot Noir with clones 115, 71C, 72C, 73, 82, 667, 777. There are an additional 7.65 acres planted in Pinot Gris, Pinot Gris clone: 53. Grafted mostly on 3309 + 101/14. The well and pump house were redone in 2022 and both are in amazing shape. The irrigation system is modern with automatic controllers, and the vineyard is completely deer fenced with additional electric fence on perimeter. The home on the property is 3534 sqft overlooking the vineyard and located on a private raised area. The home is a rancher with a walk-out basement that could easily be split into two suites or as is would be a wonderful family home, rental house, or staff housing option. There is large open concept great room with a huge kitchen complete with granite counters, vaulted ceilings in the living room and a main floor primary suite. There is a large deck to take in the sunsets and vineyard views. The lower level of the home would make a great suite and currently has 3 more bedrooms, a large family room and lots of storage. There is an additional building on the property for equipment storage as well as for a workshop or other needs. Don't miss out on this hard-to-find large vineyard package in a great location. Email foxandfox@pentictonproperties.com for more



information. (id:6289)

Built in 1983

Essential Information

Listing #	10336161
Price	\$3,500,000
Bedrooms	5
Bathrooms	4.00
Square Footage	3,534
Acres	38.33
Year Built	1983
Type	Agriculture
Sub-Type	Freehold

Community Information

Address	1580 Chapman Road
Subdivision	Kaleden/Okanagan Falls Rural
City	Okanagan Falls
Province	British Columbia
Postal Code	V0H1R1

Amenities

Parking Spaces	5
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Range, Refrigerator, Dryer, Washer
Heating	Electric
Cooling	Central air conditioning
# of Stories	2

Exterior

Roof	Asphalt shingle
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Additional Information

Zoning	Unknown
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Listing Details

Listing Office

RE/MAX Penticton Realty



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