

# \$1,375,000 - 3613 Empire Place, West Kelowna

MLS® #10346161

**\$1,375,000**

4 Bedroom, 4.00 Bathroom, 4,284 sqft

Single Family on 0.27 Acres

Lakeview Heights, West Kelowna, British Columbia

If you're searching for the Okanagan lifestyle, this home is your dream destination! Positioned just steps from the scenic Wine Trail and a short walk or bike ride to the beach, this home has a great location! This beautiful 4200+ sq.ft, large family home boasts breathtaking vineyard and lake views, allowing you to relax and immerse yourself in the natural splendor of the area. This 3-level, 4-bedroom, 3.5-bathroom home offers an open-concept layout with expansive spaces and stunning views from nearly every room. The main floor seamlessly connects the kitchen, dining area, and living room, making it ideal for gatherings of any size. With hardwood floors, modern finishes, and carefully selected fixtures, every detail in this home has been crafted to enhance its elegance and charm. The chef's kitchen is a standout feature, equipped with built-in ovens, a gas cooktop, a brand-new refrigerator, a Miele dishwasher, a bar fridge, and a Viking wine fridge, providing ample counter space and an island for effortless meal prep. Upstairs, you'll find an inviting sanctuary, with three spacious bedrooms offering comfort and privacy. The primary suite features panoramic vineyard and lake views, an ensuite bathroom, and a walk-in closet. Two additional bedrooms and a 4-piece bathroom complete this serene upper floor. On the lower level, your guests will be welcomed by a sprawling entertainment area, complete with a bar, media space, pool table, guest



bedroom, bathroom, and abundant storage.  
(id:6289)

Built in 2007

**Essential Information**

|                |               |
|----------------|---------------|
| Listing #      | 10346161      |
| Price          | \$1,375,000   |
| Bedrooms       | 4             |
| Bathrooms      | 4.00          |
| Half Baths     | 1             |
| Square Footage | 4,284         |
| Acres          | 0.27          |
| Year Built     | 2007          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 3613 Empire Place |
| Subdivision | Lakeview Heights  |
| City        | West Kelowna      |
| Province    | British Columbia  |
| Postal Code | V4T1Y8            |

**Amenities**

|                |                                                 |
|----------------|-------------------------------------------------|
| Amenities      | Park, Recreation, Schools, Shopping             |
| Features       | Central island, Jacuzzi bath-tub, Two Balconies |
| Parking Spaces | 7                                               |
| Parking        | Attached Garage                                 |
| # of Garages   | 3                                               |
| View           | Lake view, Mountain view, View (panoramic)      |

**Interior**

|                 |                                                                                  |
|-----------------|----------------------------------------------------------------------------------|
| Appliances      | Refrigerator, Dishwasher, Dryer, Range - Gas, Microwave, Washer, Oven - Built-In |
| Heating         | Forced air, See remarks                                                          |
| Cooling         | Central air conditioning                                                         |
| Fireplace       | Yes                                                                              |
| # of Fireplaces | 1                                                                                |

# of Stories                      3

## Exterior

Exterior                      Stucco  
Roof                          Asphalt shingle

## Additional Information

Zoning                      Unknown

## Listing Details

Listing Office                      Sotheby's International Realty Canada



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