

\$899,000 - 685 Richards Road, Kelowna

MLS® #10358118

\$899,000

4 Bedroom, 3.00 Bathroom, 3,283 sqft

Single Family on 0.22 Acres

Rutland North, Kelowna, British Columbia

Welcome to 685 Richards Road – a custom-designed, one-family-owned home located in a quiet cul-de-sac. Set on a wide 0.22-acre lot and zoned MF1 (Infill Housing), this property offers outstanding future redevelopment or suite potential, permitting up to 6 ground-oriented units. This unique split-level home has seen a series of major functional upgrades over the years, including a new roof, high-efficiency furnace, A/C, HWT, Hardie plank siding, hardwood flooring, duradek sundeck, and more. The bright and versatile layout features 4 bedrooms, 3 bathrooms, tall ceilings, skylights, and a spacious kitchen, ideal for family living or entertaining. There's also cold storage perfect for wine or canning, and a large laundry room with an interior awning window that opens to overlook the living space. The home includes two oversized attached single garages, both with workshop space and 200/220 AMP service, perfect for trades or hobbyists. Outside, enjoy a large RV pad, 8-zone underground irrigation, shed, and mature trees. A built-in gas line makes outdoor entertaining easy on your south and east facing sundeck. Located just steps from a walking path leading to schools, YMCA, and sports fields, this home is also on a transit route and close to all amenities. Whether you're looking to accommodate extended family, invest, or redevelop, this is a rare opportunity in one of Kelowna's most dynamic and evolving neighbourhoods. See



the feature sheet for a list of updates and improvements. (id:6289)

Built in 1989

Essential Information

Listing #	10358118
Price	\$899,000
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Square Footage	3,283
Acres	0.22
Year Built	1989
Type	Single Family
Sub-Type	Freehold
Style	Split level entry

Community Information

Address	685 Richards Road
Subdivision	Rutland North
City	Kelowna
Province	British Columbia
Postal Code	V1X2X5

Amenities

Amenities	Golf Nearby, Public Transit, Airport, Park, Recreation, Schools, Shopping
Features	Cul-de-sac, Level lot, One Balcony
Parking Spaces	10
Parking	Additional Parking, Attached Garage, Heated Garage, Oversize, RV, See Remarks
# of Garages	2
View	Mountain view, Valley view

Interior

Appliances	Refrigerator, Dishwasher, Dryer, Freezer, Cooktop - Gas, Oven - gas, Microwave, Oven, Washer, Washer & Dryer
Heating	Forced air

Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric,Gas
# of Stories	3

Exterior

Exterior Features	Landscaped, Level, Underground sprinkler
Roof	Asphalt shingle

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	Century 21 Assurance Realty Ltd
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