



One of a kind lakeside location. 6.5 acres with 600 ft. of water frontage.

1072 sq. ft unit with 2 bedrooms and 2 baths. Quality furnishings, stainless appliances, granite kitchen. Superb LAKE FRONT unit location with unobstructed lake views.

Full hotel amenities at the Cove Lakeside Resort includes spa, fitness centre, tennis court, restaurant, lounge. Optional professionally managed rental pool. Perfectly located for water sports in the summer, skiing in the winter and wine touring year round.

327- 4205 Gellatly Road - West Kelowna, BC

PROUDLY PRESENTED BY:



**JANE HOFFMAN
GROUP**

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KRISTY HUBER



JANE HOFFMAN



14-1470 Harvey Avenue
Kelowna, BC

TEL: 250-860-7500

Entry

- Easy care tiled entry with closet

Kitchen

- Spacious kitchen, granite countertop and 3 person eating bar, shaker maple cabinetry
- Illuminated by pendant lighting and track lighting

Living Room

- Bright living space with access to lakeside deck
- Electric fireplace with tile surround and wood mantel

Bedrooms

- Two spacious bedrooms
- Master bedroom with lakeview and 4-piece ensuite, tub/shower combination with tile tub surround, slate tile insert, granite counter

Second Bathroom

- 5-piece bathroom, tub/shower combination, 2 sinks, tile floor, cheater door from second bedroom creating ensuite bath

PLEASE NOTE: Although the information herein is believed to be from reliable sources, prospective buyers should satisfy themselves as to its accuracy. All measurements are approximate.



A playground for adults and children alike with a beachfront walkway, pools, hot tub, a water slide, putting green, tennis court, barbeque, fire pits and private marina.

Complex offers wide range of services including the Bonfire Restaurant & Bar, Full-service Spa, Concierge services, Large screen movie theatre for up to 16, Seasonal Children's Activities Program, Pet friendly, Fitness centre, Bikram hot yoga and private beach.



Stunning view to Okanagan Lake, Gellatly Nut Farm Green Space and Beach



Two Bedrooms - Two Baths



FEATURES AT A GLANCE:

Finished Area: 1072 sq. ft. approx.

Age: Built in 2006

Parking: 1 parking stall

Strata Fees: \$497.00

Taxes: \$2365.00 for 2011

Heating/Cooling: Geothermal

Fireplaces: One electric

Water: Irrigation District

Sewer: Connected

Bedrooms: Two

Bathrooms: Two full bathrooms

Inclusions: Dishwasher, Dryer,
Microwave Oven, Refrigerator,
Electric Stove, Washer, Window
Coverings

Room Sizes:

Living Room : 26 x 12'5

Kitchen : 7 x 14

Master Bedroom : 10'6 x 12'6

Bedroom : 10'5 x 15'3

Ensuite : Full

Bathroom: Full



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