



JANE HOFFMAN
REALTY

ARCHITECTURAL BEAUTY - WATERFRONT TOWNHOME



PROUDLY MARKETED BY JANE HOFFMAN

**1-4364 Beach Avenue
Peachland, BC**

DETAILS

Address	1-4364 Beach Avenue Peachland, BC	Bedrooms	2
		Bathrooms	3, 2 Full, 1 Half
		Finished Area	1964 sq. ft.

SPECIFICATIONS & FEATURES

Views	Lake, Mountain, Valley	Year Built	2019
Water	Municipal	Exterior	Fiber Cement Siding, Stucco, Stone
Sewer	Connected	Roof	Torch On
Main Level	988 sq. ft.	Heating	Natural Gas Forced Air
Upper Level	843 sq. ft.	Cooling	Central Air
Lower Level	134 sq. ft.	Fireplace	1 Gas Fireplace
Ownership	Freehold	Garage/Driveway	Attached Double Garage
		Foundation	Concrete

Room Sizes - Entry Level

Foyer: 6'0 x 9'5	Primary Bedroom: 15'8 x 16'9
Elevator: 5'8 x 4'5	Bedroom: 13'11 x 11'2
Utility Room: 10'7 x 14'1	4-Piece Ensuite Bath: 11'0 x 9'8
Storage Room: 3'6 x 8'7	3-Piece Bathroom: 10'9 x 5'6
Garage: 27'7 x 25'9	Elevator: 4'6 x 4'6

Room Sizes - Main Level

Kitchen: 19'11 x 17'2
Living Room: 19'11 x 14'6
Dining Room: 8'3 x 11'7
Office: 10'8 x 5'6
2-Piece Bath: 6'9 x 5'2
Elevator: 5'0 x 5'1

Inclusions

- Thermador built-in microwave
- Thermador built-in coffee machine
- Thermador gas range
- Thermador panel dishwasher
- Thermador panel refrigerator
- Thermador freezer
- Elica range hood vent
- Whirlpool front load washer & dryer
- Marvel wine refrigerator & freezer

Mechanical

- Carrier furnace and A/C
- John Wood hot water tank
- Ecobee thermostats
- Aqua Flo water filtration
- Geralaire humidifier
- 100-amp service panel

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.



WELCOME TO 1-4364 BEACH AVENUE

Set in the heart of Peachland's vibrant waterfront, this architecturally striking residence by Lakepointe Homes offers refined design and a seamless connection to the Okanagan lifestyle. One of only seven exclusive homes, this end unit sits closest to the water, just steps from the beach, cafe's, and boutique shops along Beach Avenue. Soaring 10-ft ceilings and floor-to-ceiling Marvin windows flood the interior with natural light, while wide-plank white oak floors and a floating glass staircase add a sense of understated sophistication.

The open-concept main level is ideal for entertaining, featuring a chef's kitchen with Thermador appliances, quartz surfaces, and a statement island that flows into the dining and living areas, framed by panoramic lake and mountain views.

Expansive sliding doors open to a wraparound deck with glass railings, extending your living space outdoors. A private elevator connects all three levels, including the tranquil upper floor where the primary suite offers dual walk-in closets, a spa-inspired ensuite, and access to two serene view decks. An additional bedroom with an adjacent bath, office, and laundry complete the layout.

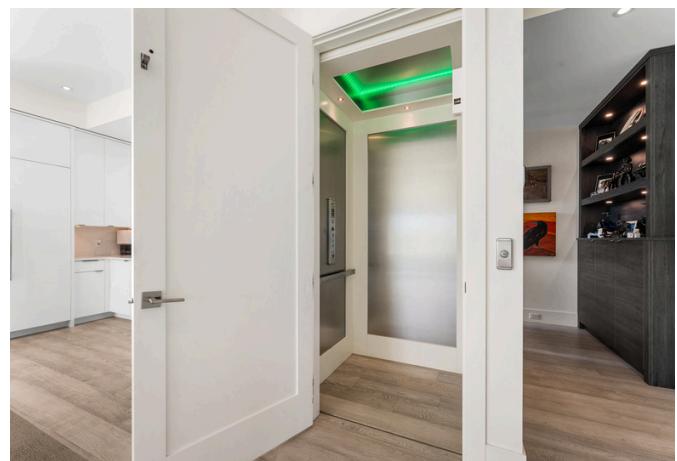
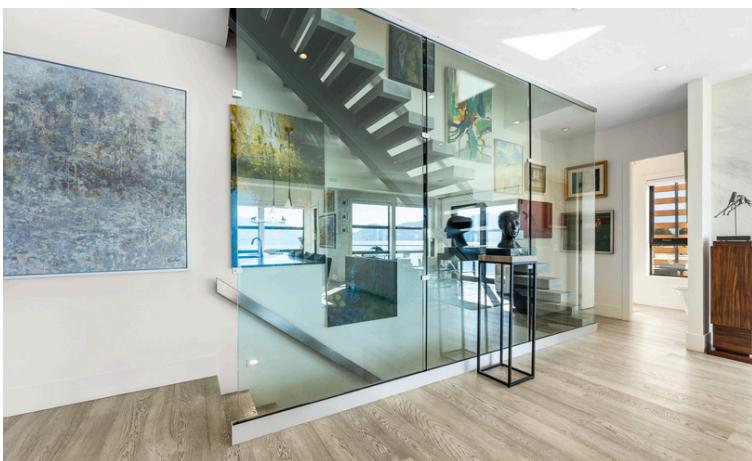
The double garage provides abundant storage, epoxy floors, and EV rough-in. With multiple, distinct outdoor living spaces and meticulous attention to detail throughout, this home embodies elevated lakeside living in one of Peachland's most charming waterfront communities.

Listing Agent - Jane Hoffman | Contact jane@janehoffman.com or 250-866-0088



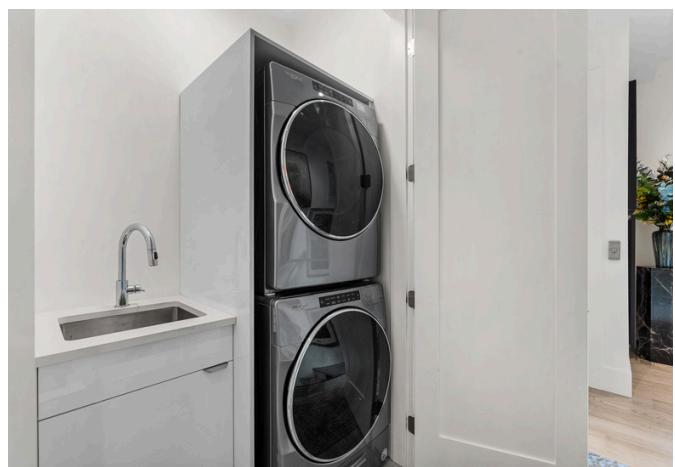
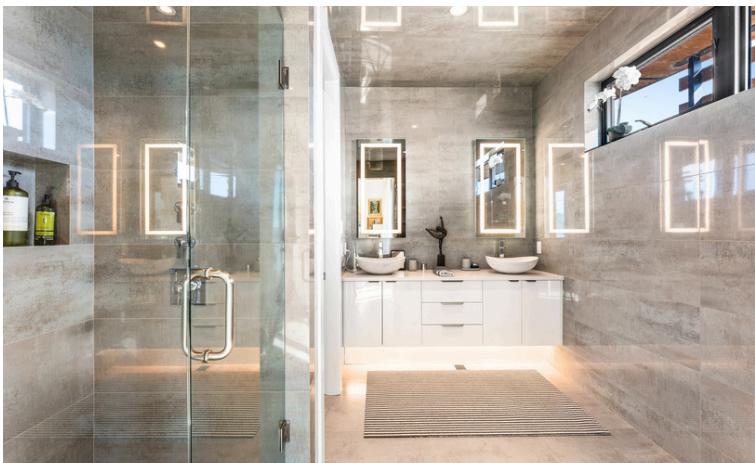












1-4364 Beach Ave, Peachland, BC

Main Floor Exterior Area 988.02 sq ft
Interior Area 905.63 sq ft



Upper Level Exterior Area 842.78 sq ft
Interior Area 769.85 sq ft



0 3 6 ft

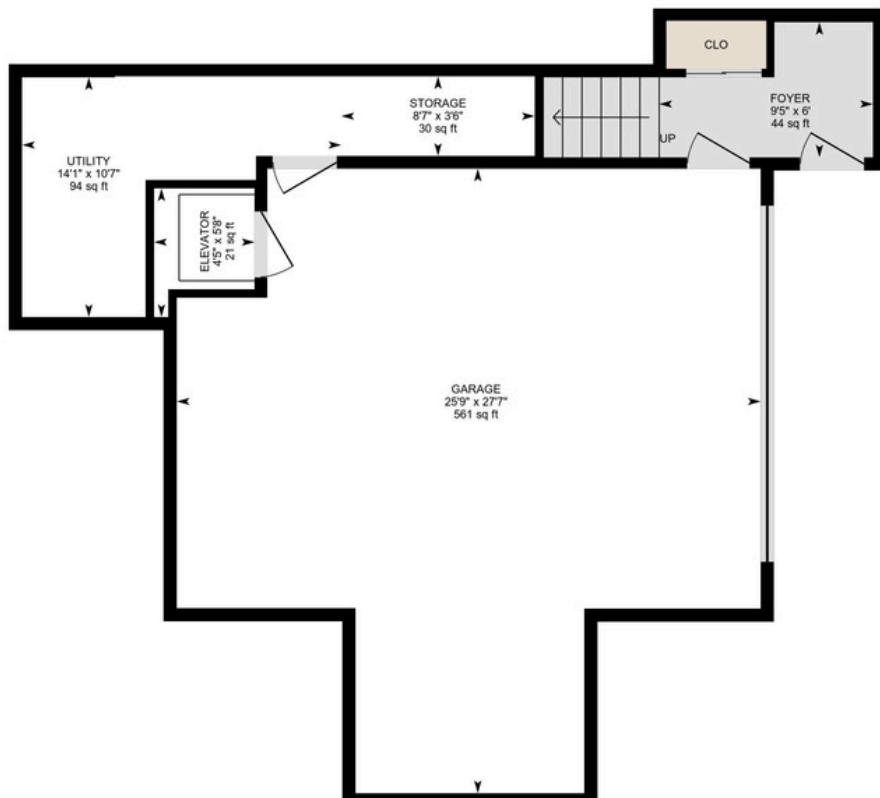
PREPARED: 2025/10/08



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

1-4364 Beach Ave, Peachland, BC

Entree Level Exterior Area 133.51 sq ft
Interior Area 75.49 sq ft
Excluded Area 753.75 sq ft

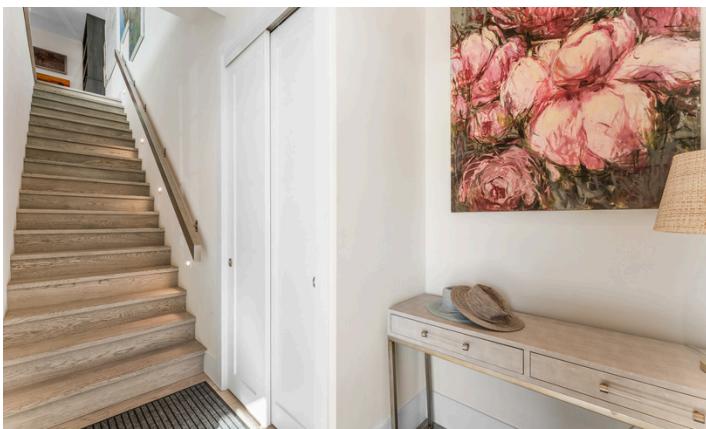


0 3 6 ft

PREPARED: 2025/10/08



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



EXCEPTIONAL FEATURES

- Architecturally striking residence nestled in the heart of Peachland's vibrant waterfront, embodying refined design with waterfront Okanagan living
- Built by Lakepoint Homes, showcasing exceptional craftsmanship, modern elegance, and a seamless connection to the natural surroundings
- 2-bedroom, 3-bathroom home spanning over 1,900 sq. ft. across three levels
- Premier unit in the building, ideally positioned closest to the lake and offering the most breathtaking, unobstructed views
- High-end finishes throughout, including white oak engineered hardwood, custom Spanish accent tiles, and Marvin doors and windows
- Striking floating staircase encased in a sleek glass wall, serving as a dramatic architectural centerpiece
- Bright, airy open-concept main level featuring abundant windows and natural light, creating an inviting and uplifting atmosphere
- Professionally installed elevator providing convenient access to all three levels
- Fully equipped with power Hunter Douglas blinds, combining style with easy functionality
- Upper-level hosts two spacious bedrooms and two full bathrooms, including a luxurious 4-piece primary ensuite with elevated finishes and serene lake views
- Dedicated laundry closet conveniently situated between the bedrooms, complete with a sink, ample storage, and premium Whirlpool washer and dryer
- Expansive wrap-around deck off the living room, featuring warm wood ceiling inlays, glass railings, and awe-inspiring panoramic vistas of the lake and surrounding mountains
- Secondary main-level deck off the dining room with a natural gas line, perfect for barbecuing and effortless entertaining
- Upper-level lakeview deck- accessed off both bedrooms- offering a tranquil space to enjoy morning coffee or evening sunsets over the water
- Private primary bedroom deck boasting equally stunning views of the lake and mountain skyline
- Large heated two-car garage with epoxy floors, full wall-to-wall built-in storage cabinetry, EV charging station, and a spacious utility closet
- The garage also features a versatile den or hobby space, complete with a built-in Marvel wine refrigerator and additional freezer for added convenience
- Meticulous attention to detail and impeccable pride of ownership evident throughout this exceptionally maintained home
- Exclusive building of just seven residences, ensuring a quiet, well-managed community steps from the shores of Lake Okanagan

Living

- Spacious, sun-filled living area surrounded by expansive lake-view windows that fill the room with natural light and frame breathtaking panoramic vistas of the lake and mountains
- Striking floor-to-ceiling feature wall clad in elegant Spanish tile, anchored by a built-in gas fireplace for inviting warm ambience
- White oak engineered hardwood flooring offers a timeless aesthetic paired with lasting durability
- Expansive sliding glass doors open directly to the main lake & and mountain view deck, creating a seamless indoor-outdoor living experience

Kitchen/Dining

- Designer kitchen showcasing sleek white soft-close cabinetry paired with Caesarstone quartz countertops and full-height backsplash
- Premium Thermador appliance package including a built-in coffee maker, gas range, and fully integrated panel refrigerator and dishwasher for a seamless look
- Expansive central island featuring stunning waterfall-edge quartz counter and comfortable seating for four—perfect for casual dining or entertaining
- Sun-filled dining area with walk-out access to one of the decks, capturing breathtaking panoramic views of the lake and valley beyond

Office/Den

- Charming office or den tucked privately behind the kitchen, offering a peaceful and secluded workspace
- Large window fills the room with natural light while framing captivating lake views
- Custom built-in cabinetry and shelving with integrated display lighting provide smart organization and an elegant showcase for décor
- Built-in desk creates the perfect setting for a home office, study area, or creative hobby space

2-Piece Powder Room

- Features wide plank engineered hardwood flooring, an illuminating window, a floor to ceiling feature wall, a floating vanity with soft close cabinetry and a quartz counter with a vessel sink

Upper Level

Two Bedrooms

- Primary bedroom features white oak engineered hardwood, a walk-in closet with custom built-ins, a private lake view deck, walk out access to a second shared deck and a spa inspire 4-piece ensuite
- The second bedroom features white oak engineered hardwood, a double door closet with custom built-ins, walk out access to a lake view deck and built-in media shelving featuring a live edge elm counter

Two Full Bathrooms

- 4-pice ensuite in the primary bedroom features heated tile floors, a transom window, a fully tiled walk-in shower with a glass door, rain and wand shower heads and a floating vanity with quartz countertop, soft close cabinetry and two vessel sinks with lighted mirrors above
- 3-piece bath features heated tile floors, an illuminating window, a fully tiled, walk-in shower with a glass door, rain and wand shower heads, and a floating vanity with soft close cabinetry, quartz countertop and a vessel sink



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