



10987 HARE ROAD, LAKE COUNTRY

Presented by

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Personal Real Estate Corporation



JANE HOFFMAN
REALTY



10987 HARE ROAD, LAKE COUNTRY

Stunning lakeview home on 2.45 acres in sought-after Okanagan Centre. This beautifully maintained 4 bedroom, 3 bath residence is set on a private RR2-zoned parcel in sought-after Lake Country, capturing breathtaking west-facing views of Okanagan Lake and unforgettable sunsets. A welcoming foyer and powder room lead into a bright, open-concept kitchen, dining, and living area anchored by a cozy gas fireplace.

Expansive windows frame shimmering lake vista views while the dining nook opens to a generous west-facing deck with hot tub perfect for entertaining or relaxing in total privacy. A separate north-facing seating area offers a cool retreat in summer.

The bedroom on the main floor is currently being used as an office (no closet). Upstairs features refreshed flooring, a well-appointed bath, and a spacious primary suite with elevated lake views, your own peaceful sanctuary to wake up to the beauty of the Okanagan each day.

Thoughtfully updated with a high efficiency furnace, on-demand hot water, and durable roofing. A double carport and impressive 50' x 15' detached shop provide exceptional storage and workspace. With over 2.45 acres, there's ample room for RV/boat parking, gardens, outbuildings, or future expansion. Located on quiet, dead-end Hare Road walking distance to Gray Monk Winery and minutes to parks, beaches, and local amenities. Subdivision potential (buyer to verify).

A rare opportunity to secure lakeview acreage in one of Lake Country's most desirable neighbourhoods.

DETAILS

Address	10987 Hare Road, Lake Country, BC, V4V 2H6	Bedrooms	3
City	Lake Country	Bathrooms	3
		Finished Area	1,852 Sq. Ft.

SPECIFICATIONS

Lot Size	2.45 Acres	Zoning	RR2
Water	Municipal	Legal Description	Lot A Plan KAP52119 Section 17 Township 20 Land District 41
Sewer	Septic Tank	Ownership	Freehold, Fee Simple
Features	Landscaped, Near Park, Paved, Views, Private, Sprinklers in Ground, Dead End, Rural		
View	Lake, Mountains, Water, Valley		

BUILDING FEATURES

Finished Area	1,852 Sq. Ft.	Fireplace	1 Fireplace (Gas, Free Standing, Metal)
Year Built	1996	Parking	1 Garage Space RV Access, Open, Workshop in Garage, Carport
Storeys	3	Construction	Wood Frame, Vinyl Siding
A/C	Central Air	Foundation	Concrete Perimeter
Heating	Forced Air	Exterior Features	Private Yard, Garden, Sprinkler System
Interior Features	Kitchen Island, Instant Hot Water, Central Vacuum System	Basement	Full, Finished

ROOM SIZES

Main Level

Living Room: 13'8" x 17'0"
2-Piece Bathroom: 7'3" x 5'0"
Other: 15'2" x 11'4"
Other: 15'2" x 11'8"
Other: 15'2" x 23'10"
Office: 10'3" x 10'7"
Kitchen: 10'1" x 9'11"
Dining Room: 10'1" x 8'5"

Lower Level

Storage Room: 13'0" x 8'0"
Bedroom: 9'6" x 14'8"
5-Piece Bathroom: 9'8" x 10'0"
Utility Room: 13'0" x 10'4"

Second Level

Bedroom: 18'8" x 10'7"
4-Piece Bathroom: 6'0" x 7'7"
Primary Bedroom: 14'8" x 14'0"













10987 Hare Rd, Lake Country, BC

Main Floor Exterior Area 781.97 sq ft
Interior Area 717.14 sq ft



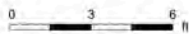
PREPARED: 2026/02/21



While 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.

10987 Hare Rd, Lake Country, BC

Upper Floor Exterior Area 485.42 sq ft
Interior Area 420.81 sq ft
Excluded Area 150.19 sq ft



PREPARED: 2026/02/21



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10987 Hare Rd, Lake Country, BC

Lower Level (Below Grade) Exterior Area 584.97 sq ft
Interior Area 524.11 sq ft
Excluded Area 117.54 sq ft



0 3 6 ft

PREPARED: 2026/02/21



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10987 Hare Rd, Lake Country, BC

Shop Excluded Area 795.49 sq ft



0 4 8 ft

PREPARED: 2026/02/21



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EXCEPTIONAL FEATURES

- A well-maintained 3-bedroom, 3-bathroom residence set on approximately 2.45 acres in a quiet Lake Country setting, offering privacy, usable outdoor space, and development potential within a desirable neighbourhood
- The home is positioned to capture breathtaking views of Okanagan Lake and the surrounding mountains, with a west-facing orientation ideal for enjoying sunsets from the front deck and outdoor living areas
- The main living space features a functional layout with defined yet connected living, dining, and kitchen areas, enhanced by large windows that bring in natural light and showcase the views
- Finishing details include hardwood, laminate, and tile flooring, along with fresh white cabinetry and practical updates throughout, creating a comfortable and inviting interior
- Outdoor living is a standout feature, with a covered front patio, expansive deck space, hot tub with lake views, and mature landscaping that creates a quiet and private setting with a strong connection to nature
- The property includes ample parking and utility space with a paved driveway, covered carport, RV parking potential, and a detached shop with integrated garage and workshop area
- Located on a quiet dead-end road just minutes from waterfront parks, beaches, and wineries, this property offers a balance of rural privacy and convenient access to local amenities
- Plans on file to extend the upper level to provide 793 sq. ft. of additional living space

Inclusions

- Kenmore refrigerator
- GE electric stove
- Bosch dishwasher
- Whirlpool microwave with built-in ventilation
- Whirlpool dryer
- LG washer

Mechanical

- Forced air heating
- York furnace
- York air conditioning
- 100-amp main service panel
- 40-amp sub panel (garage/shop)
- Navien tankless water heater
- York thermostat
- Telus smart home security system
- Irritrol Slim Dial irrigation control
- Broan humidity control

MAIN LEVEL

Kitchen

- Hardwood flooring, fresh white cabinetry offering ample storage
- Laminate countertops with tile backsplash creating a clean and functional workspace
- Stainless-steel sink positioned below a window, adding natural light with scenic views
- Efficient layout with direct connection to dining area, ideal for both everyday use and entertaining

Dining

- Hardwood flooring, bright dining area with large windows capturing lake and mountain views
- Positioned to maximize natural light throughout the day
- Direct access to the outdoor deck, creating a seamless indoor-outdoor flow for dining and gatherings

Living Room

- Hardwood flooring, spacious layout centered around a bay window framing lake and mountain views
- Cozy free-standing gas stove adding warmth and character
- Comfortable space convenient to both kitchen and dining areas

Bedroom

- The main floor bedroom features, tile flooring, a picture window with view of side yard, currently used as office space

Bathroom

- 2-piece bathroom features tile flooring, a vanity with granite countertop and under-mount sink and a window with privacy glass

Upper Level | Two Bedrooms – Full Bathroom

- The first bedroom features laminate flooring, two closets, and a large window with stunning views of Okanagan Lake and surrounding mountains
- The second bedroom features laminate flooring, two closets, and a large window with views of the backyard
- 4-piece bathroom features tile flooring, skylight, a vanity with porcelain countertop and sink, and a tub/shower combination

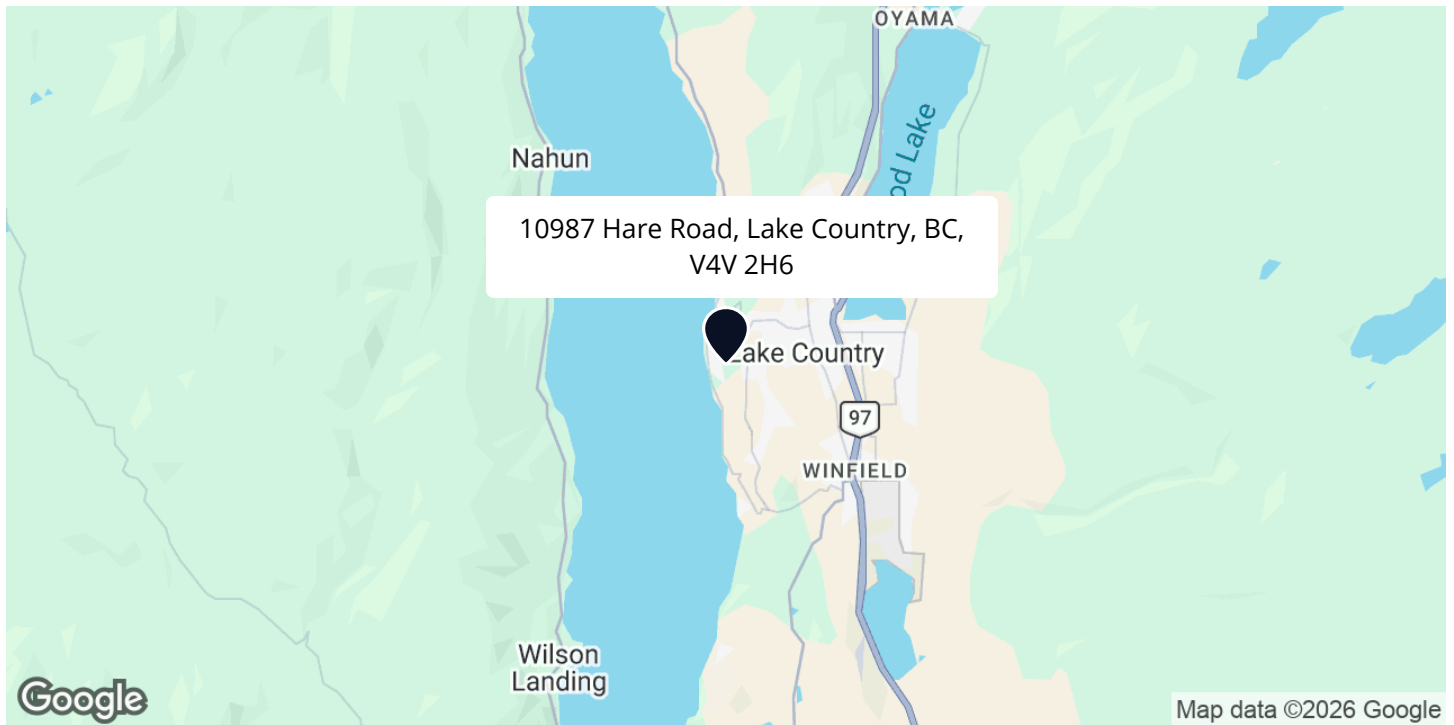
Lower Level | Bedroom – Bathroom – Laundry - Storage

- The bedroom features carpet flooring, an illuminating window, and a large closet with sliding doors and built-ins
- 5-piece bathroom features tile flooring two single vanities with granite countertops and under-mount sinks, and a tub/shower combination with tile surround
- The laundry area has concrete flooring with space for storage and a Whirlpool front-load dryer & LG top-load washer
- The storage room has concrete flooring, window, suitable for off-season storage

Garage/Shop - Approximately 50 ft. x 15 ft.

- Combination of single garage and workshop space, built-in workbench
- Fibre cement exterior, Asphalt roof, Concrete flooring
- 15-amp service panel

LOCATION



SCHOOLS

4 public & 1 Catholic schools serve this home. Of these, 3 have catchments. There are 3 private schools nearby.



PARKS & REC

1 playground, 2 golf courses and 9 other facilities are found in major parks near this home.



Scenic 2.45 Acre Property
With Stunning Lake, Valley & Mountain Views

Beautifully maintained home within walking distance to Gray Monk Winery and minutes to parks, beaches and local amenities. Ample room for RV/boat parking, gardens, outbuildings, or future expansion.

— Jodi Huber

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