



JANE HOFFMAN

REALTY

BRIGHT CORNER RESIDENCE WITH PANORAMIC VIEWS



PROUDLY MARKETED BY SHERRY TRUMAN & TIFFANI AINSWORTH

701-2040 Springfield Road
Kelowna, BC

DETAILS

Address	701-2040 Springfield Road Kelowna, BC	Bedrooms	2
		Bathrooms	2 full
		Finished Area	1477 sq. ft.

SPECIFICATIONS & FEATURES

Year Built	2009	Roof	Tar and Gravel
View	City, Lake, Mountain, Valley	Heating	Forced Air
Water	Municipal	Cooling	Central Air
Sewer	Connected	Fireplace	1 Electric Fireplace
Main Level	1477 sq. ft.	Garage/Driveway	1 Parkade Stall
Lot Features	Close to Park, Recreation, Shops, Cafes, Near Transit	Foundation	Concrete
Strata Fee	\$823.00	Ownership	Freehold

Room Sizes - Main Level

Foyer: 5' 5 x 12' 9

Living Room: 15' 6 x 17' 3

Dining Room: 8' 6 x 16' 4

Kitchen: 16' 2 x 11' 10

Primary Bedroom: 15' 10 x 12' 5

4-Piece Ensuite: 8' 9 x 17' 2

Bedroom: 13' 1 x 10' 9

4-Piece Bathroom: 4' 11 x 8' 6

Laundry: 4' 11 x 6' 11

Inclusions

- LG front load washer & dryer
- Fisher & Paykel refrigerator
- Whirlpool electric range
- Broan range hood vent
- LG dishwasher
- Panasonic microwave

Mechanical

- Forced air heating
- Central Air Conditioning
- Simple Comfort thermostats
- 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 701-2040 SPRINGFIELD ROAD

This sophisticated corner residence captures panoramic views of Kelowna's cityscape, mountains, and shimmering lakeviews. Floor-to-ceiling windows fill the open-concept living space with natural light, creating a seamless connection between the indoors and the stunning Okanagan landscape.

The kitchen is beautifully appointed with rich wood cabinetry, quartz countertops, a large island with seating for three, and premium appliances including a Fisher & Paykel fridge and Whirlpool range.

Entertain effortlessly in the adjoining dining area beneath a contemporary chandelier, or relax in the living room beside the sleek linear fireplace framed by a stone and quartz finish.

The primary suite is a private retreat with a walk-in closet, spa-inspired ensuite featuring two vessel sinks and a spacious glass shower plus direct access to a covered deck with northwest-facing city and mountain views. A second bedroom and full bath provide an ideal setup for guests.

Two covered decks extend the living space outdoors—perfect for morning coffee or sunset gatherings—with gas hookup and glass railings to maximize the view. Additional features include in-suite laundry with built-in cabinetry, hardwood flooring, and ample storage throughout.

Residents enjoy resort-style amenities, including a rooftop heated pool, hot tub, and fireplace patio, a fitness studio with sauna and steam rooms, underground parking with wash bays and a dog wash station, plus two private guest suites for visitors.

Listing Agent - Sherry Truman | Contact sherry@janehoffman.com or 250-866-0088





Virtually Staged



Primary Bedroom Deck

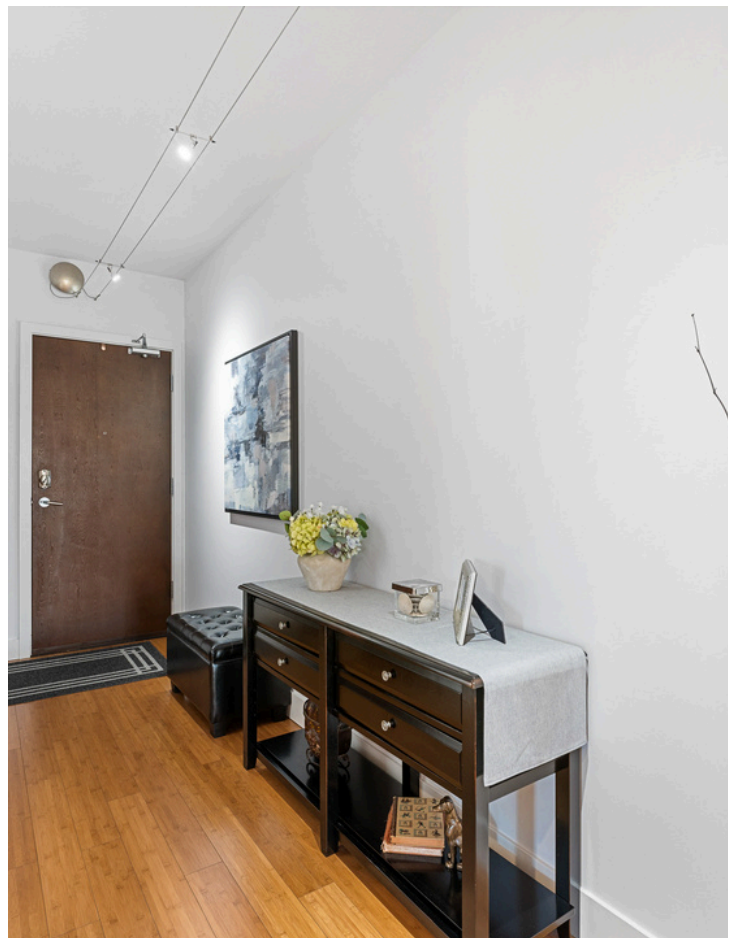
















EXCEPTIONAL FEATURES

- Desirable corner residence spanning over 1,400 sq. ft. of thoughtfully designed living space
- 2-bedroom, 2-bathroom bright, corner unit offering stunning views from every room
- Located in a highly desirable concrete building, providing added peace and quiet
- Seamless open-concept main living areas, ideal for entertaining and everyday living
- High-end finishes throughout, including rich hardwood floors, quartz surfaces, and designer light fixtures
- Ample storage throughout keeps the home organized and clutter-free
- Spacious covered deck with glass railing, natural gas line, 180-degree views, and casual dining space
- Second deck off the primary bedroom, perfect for morning coffee or relaxing evenings
- Rooftop oasis on the 15th floor featuring a BBQ and lounge area, plunge pool, and hot tub
- Resort-style amenities include a lounge and billiards room, expansive fitness center, saunas, guest suites, and dog wash station
- Secure underground parking includes a storage room and convenient access to a vehicle wash bay
- Prime location within walking distance to grocery stores, restaurants, medical offices, and shopping, offering ultimate urban convenience

Living

- Wall-to-wall windows fill the space with natural light while framing panoramic views of the city, mountains, and distant lakeviews
- Built-in linear gas fireplace with a stone surround adds warmth and an inviting ambiance
- Warm hardwood floors and soaring ceilings create an open, airy atmosphere
- Walk-out access to the covered deck, offering breathtaking vista views and seamless indoor-outdoor living

Kitchen/Dining

- Gourmet kitchen featuring walnut cabinetry, crisp white tile backsplash, and sleek quartz countertops
- Expansive center island with seating for three, creating an ideal casual gathering spot
- Premium-grade appliance package including a Whirlpool electric range and Fisher & Paykel refrigerator, perfect for the discerning home chef
- Spacious pantry concealed behind a sliding barn door, offering ample storage and organization
- Sun-filled dining area lined with wall-to-wall windows, capturing stunning panoramic views

Laundry

- Generous sized laundry room conveniently located in the bedroom wing of the home
- Built-in cabinetry and countertop for ample folding and storage space
- Includes a LG front load washer and dryer

Two Bedrooms

- Primary bedroom features plush carpet, an expansive window with city and mountain views, a walk-in closet with custom built-ins, a private deck and a luxurious 4-piece ensuite
- The second bedroom features plush carpet, a double door closet and an illuminating window with views of the city and surrounding mountains

Two Bathrooms

- 4-piece ensuite in the primary bedroom features tile floors, a fully tiled, walk-in shower with a glass door and a vanity with 2 vessel sinks and quartz countertop
- 4-piece bath features tile floors a tiled-in tub/shower combination, and a vanity with quartz countertop and a vessel sink

701-2040 Springfield Rd, Kelowna, BC

Main Floor Exterior Area 1476.76 sq ft
Interior Area 1360.77 sq ft



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ft

PREPARED: 2025/10/31





**LISTED BY SHERRY TRUMAN
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The logo for Unison, featuring the word "Unison" in a bold, serif font with a blue arc above it.

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