



2888 SECLUSION BAY ROAD, WEST KELOWNA

Presented by

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JANE HOFFMAN

REALTY



2888 SECLUSION BAY ROAD, WEST KELOWNA

A rare opportunity to own 18.5 acres with approximately 1,350 feet of private Okanagan Lake shoreline, where privacy, natural beauty, and endless recreation come together.

Tucked into picturesque Seclusion Bay, this unique waterfront retreat is designed for gathering, offering exceptional flexibility for multi-generational living, extended family, or vacation rental income with two fully self-contained living spaces, each complete with its own kitchen, generous bedrooms, and expansive lakeview outdoor living areas.

Walls of windows and sliding doors frame panoramic lake and mountain views while seamlessly connecting the interiors to spacious upper and lower decks, creating effortless indoor-outdoor living.

Enjoy morning coffee overlooking the water, entertain beneath the covered deck, unwind in the hot tub, or spend the day on the private dock equipped with two boat lifts, two Sea-Doo lifts, a swim ladder, and direct access to the lake.

A detached garage, ample parking, and rustic landscaping complement the natural setting without distracting from it. Peaceful, private, and surrounded by nature, yet within easy reach of West Kelowna's wineries, golf, and amenities, this is more than a waterfront home.

It is a legacy property designed to be enjoyed for generations.

DETAILS

Address	2888 Seclusion Bay Road, West Kelowna, BC, V4T 1W5	Bedrooms	6
City	West Kelowna	Bathrooms	3
		Finished Area	3,081 Sq. Ft.

SPECIFICATIONS

Lot Size	18.5 Acres	Zoning	RU5
Water	Lake	Legal Description	DISTRICT LOT 4494 OSOYOOS DIVISION YALE DISTRICT EXCEPT PLAN EPP31107
Sewer	Septic Tank	Ownership	Freehold, Fee Simple
Features	Near Park, Views, Private, Waterfront, Dead End, Secluded, Many Trees, Rural		
View	Lake, Mountains, Water, Valley, Panoramic		
Waterfront	Lake, Lakefront, Waterfront, Lake Privileges		

BUILDING FEATURES

Finished Area	3,081 Sq. Ft.	Fireplace	2 Fireplaces (Wood Burning, Metal)
Year Built	1976	Parking	2 Garage Spaces Garage, Additional Parking, Detached
Storeys	2	Construction	Wood Siding, Wood Frame
A/C	Wall Units, Heat Pump	Foundation	Concrete Perimeter
Heating	Electric, Other, Heat Pump, Baseboard	Exterior Features	Balcony, Private Yard, Hot Tub, Dock, Water Feature
Interior Features	Pantry	Basement	Full, Finished, Walkout, Separate Entry

ROOM SIZES

Main Level	Lower Level
Kitchen: 15'1" x 12'4"	Bedroom: 13'3" x 17'10"
Dining Room: 14'6" x 15'1"	Bedroom: 11'1" x 13'5"
4-Piece Bathroom: 8'3" x 8'9"	Bedroom: 12'2" x 14'6"
Living Room: 22'1" x 21'4"	Living Room: 14'6" x 14'10"
Bedroom: 12'6" x 16'4"	Dining Room: 14'8" x 6'9"
Bedroom: 11'0" x 11'2"	Kitchen: 14'8" x 8'4"
	Primary Bedroom: 10'1" x 21'5"
	4-Piece Bathroom: 8'3" x 8'11"
	3-Piece Bathroom: 7'5" x 8'3"













2888 Seclusion Bay Rd, West Kelowna, BC

Main Floor Exterior Area 1434.24 sq ft
Interior Area 1352.54 sq ft



PREPARED: 2026/07/14



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.

2888 Seclusion Bay Rd, West Kelowna, BC

Lower Floor Exterior Area 1647.36 sq ft
Interior Area 1555.01 sq ft



PREPARED: 2026/07/14



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EXCEPTIONAL FEATURES

- Rare legacy waterfront offering encompassing 18.5 private acres with more than 1,300 feet of shoreline in the protected waters of picturesque Seclusion Bay
- One of the Okanagan's increasingly rare opportunities to own an expansive waterfront property where privacy, natural beauty and direct lake access come together in an extraordinary setting
- 3,081 sq. ft. residence thoughtfully positioned to capture panoramic lake and mountain views from nearly every main living space
- Six-bedroom, three-bathroom layout including a self-contained lower-level suite provides exceptional flexibility for large family gatherings, vacation rentals or multigenerational ownership
- Southeast-facing shoreline enjoys morning sun, crystal-clear water and multiple private areas to swim, paddle, relax and experience the Okanagan lakefront lifestyle
- Large private dock is equipped with two boat lifts, two Sea-Doo lifts, swim ladder and umbrella, creating an exceptional waterfront base for boating and watersports
- Expansive upper and lower lakeview decks, covered outdoor dining areas, barbecue space and a lakeside hot tub provide inviting spaces to gather after a day on the water
- Natural shoreline, mature trees, rock outcroppings and native vegetation preserve the property's authentic Okanagan character while enhancing privacy and seclusion
- Detached double garage, generous parking and extensive acreage provide abundant space for recreational vehicles, trailers, watercraft and visiting family and friends
- An exceptional opportunity to create lasting family traditions, enjoy seasonal waterfront living or continue operating the property as a revenue-producing vacation retreat

Inclusions

- Samsung refrigerator
- Samsung electric range
- Samsung over-the-range microwave
- Blomberg dishwasher
- LG stacking washer and dryer
- Samsung refrigerator (lower suite)
- Samsung electric range (lower suite)
- Samsung over-the-range microwave (lower suite)
- Blomberg dishwasher (lower suite)

Mechanical

- Samsung inverter heating and cooling systems
- Samsung wall-mounted air conditioning units
- John Wood ProLine hot water tank
- DSC security system

MAIN LEVEL

Entry

- Welcoming entry finished with tile flooring and warm wood paneling
- Immediate lake views create a memorable first impression
- Functional layout provides convenient access to both levels of the home

Living Room

- Comfortable lakeside living room where expansive picture windows keep the shoreline and ever-changing lake views at the centre of everyday life
- Sliding glass doors open directly to the wraparound lakefront deck
- Laminate flooring and clean neutral finishes maintain focus on the spectacular waterfront setting
- Samsung wall-mounted heating and cooling unit provides year-round comfort

Kitchen

- Bright open kitchen overlooking Okanagan Lake
- White painted cabinetry provides abundant upper and lower storage
- Stainless steel appliances including Samsung refrigerator, Samsung range, Samsung microwave and Blomberg dishwasher
- Large window positioned above the sink captures unobstructed lake views
- Integrated laundry closet with full-size LG stacking washer and dryer and additional pantry shelving

Dining

- Dining area feels like a classic Okanagan cottage, where warm wood finishes, a stone fireplace and panoramic lake views create an inviting setting for family meals after days spent on the water
- Sliding glass doors provide seamless access to the covered lakeview deck and barbecue area

Two Bedrooms

- The primary bedroom features laminate flooring, a lake-facing window, a large closet, and a wall mounted A/C unit
- The second bedroom features laminate flooring, closet space and a window with a lake and mountain view

Full Bathrooms

- 4-piece bathroom features tile flooring, a vanity with tiled countertop, Toto Washlet toilet, linen storage, privacy window and tub-shower combination

Lower Level - Living Room

- Separate exterior entrance offers excellent flexibility for guests or rental accommodation
- Floor-to-ceiling brick fireplace creates a cozy gathering space
- Large windows maintain the home's connection to the lake views
- Direct access to the lower waterfront deck

Lower Level - Kitchen

- Functional U-shaped kitchen with painted cabinetry and stainless-steel appliances
- Sliding glass doors connect directly to the covered lower deck
- Space for casual dining while enjoying the waterfront setting

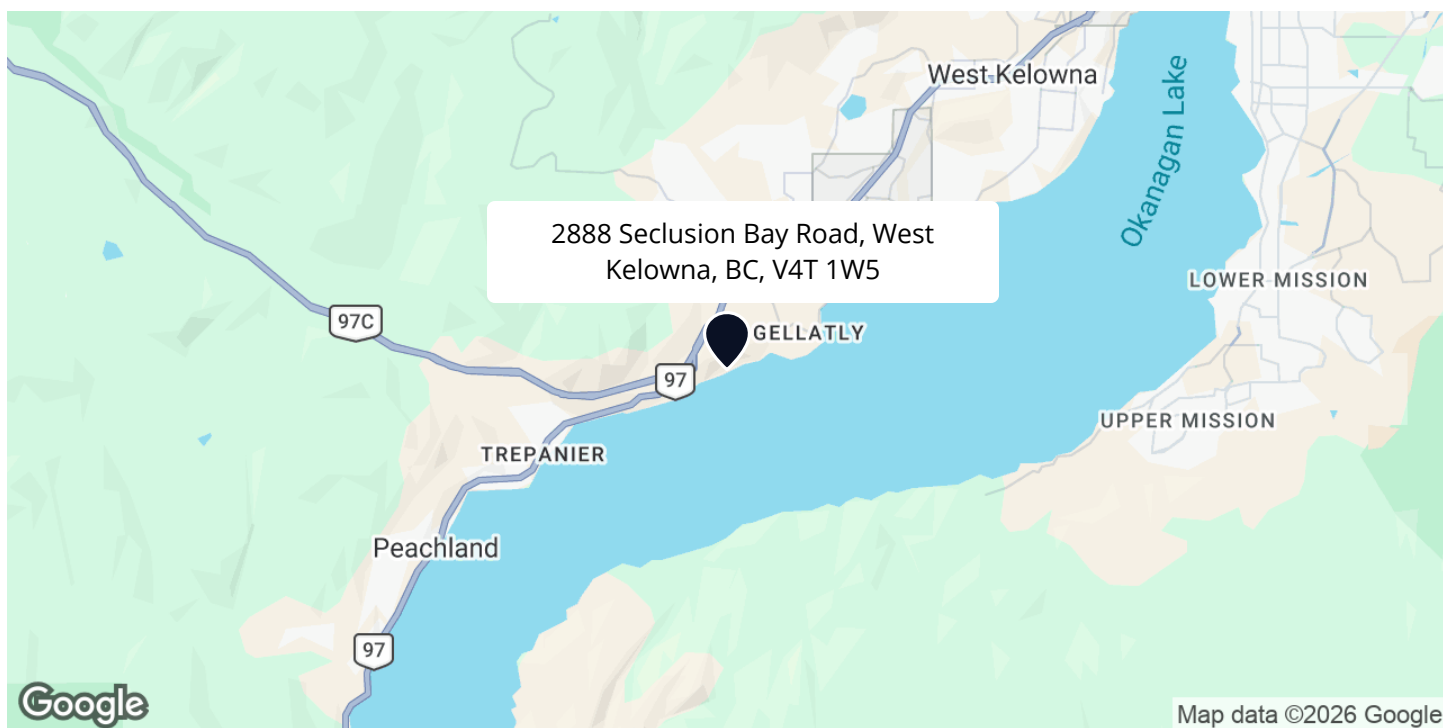
Lower Level - Four Bedrooms

- The lower-level primary bedroom features carpet flooring, windows on three sides, capturing lake and mountain views, a wall-mounted Samsung heating and cooling unit and a closet with sliding door access
- The second bedroom features carpet flooring, and illuminating window and ample closet space
- The third bedroom features plush carpeting, generous closet space and wall-mounted Samsung heating and cooling
- The fourth bedroom provides additional guest accommodation with south-facing window and closet storage

Lower Level - Two Full Bathrooms

- 4-piece bathroom features tile flooring, a vanity, privacy window and tub-shower combination
- 3-piece bathroom features a vanity, rustic wood wall detailing, and a walk-in shower

LOCATION





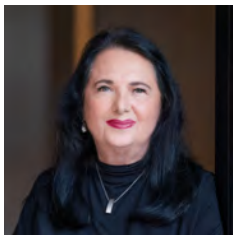
An Extraordinary Waterfront Estate

In Desirable Seclusion Bay

Offering 18.5 acres of unmatched privacy, expansive shoreline, and breathtaking Okanagan Lake views. A true legacy property where nature, recreation, and refined lakeside living blend together for the ultimate lakeshore lifestyle.

—Jane Hoffman

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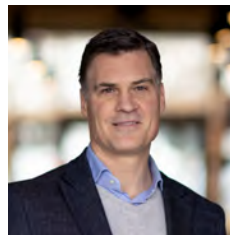
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