

# \$858,800 - 2194 Alvarado Trail, Westbank

MLS® #10358947

**\$858,800**

3 Bedroom, 3.00 Bathroom, 2,294 sqft

Single Family on 0.12 Acres

Sonoma Pines, Westbank, British Columbia

Discover this welcoming 3-bedroom, 3-bathroom walkout rancher, perfectly situated on a quiet stretch of a sought-after street in Sonoma Pines. Boasting lovely street appeal, the home features a charming patio area and a spacious lakeview deck, ideal for soaking in the panoramic surroundings. The living room, with its stunning hardwood flooring, cozy gas fireplace, and oversized windows, is bathed in natural light, creating an inviting gathering space. The bright kitchen, complete with a sit-up bar, offers delightful views of the lake. Completing the upper level is a second bedroom with a beautiful Murphy bed, a full bathroom, and a convenient laundry room. The lower level offers flexibility and space with a large 16x26 recreation room, a third bedroom, and another full bathroom—perfect for guests or family. Ample storage space and a central vacuum is also available. Residents of Sonoma Pines enjoy access to fantastic amenities, including a clubhouse with an exercise room, library, billiard room, and a spacious social room with a rent-able full kitchen, plus secure RV parking. Ideally located near Two Eagles Golf Course, local wineries, shopping, and the lake, this home encapsulates the best of the Okanagan lifestyle—all without PTT or speculation tax. (id:6289)

Built in 2010

## Essential Information



Listing #	10358947
Price	\$858,800
Bedrooms	3
Bathrooms	3.00
Square Footage	2,294
Acres	0.12
Year Built	2010
Type	Single Family
Sub-Type	Leasehold/Leased Land
Style	Ranch

### Community Information

Address	2194 Alvarado Trail
Subdivision	Sonoma Pines
City	Westbank
Province	British Columbia
Postal Code	V4T3B8

### Amenities

Amenities	Golf Nearby, Park, Recreation, Schools, Shopping, Clubhouse
Features	Level lot, Central island, Balcony
Parking Spaces	4
Parking	Attached Garage
# of Garages	2
View	Lake view, Mountain view, View (panoramic)

### Interior

Appliances	Refrigerator, Dishwasher, Range - Electric, Microwave, Washer/Dryer Stack-Up
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	1

### Exterior

Exterior	Stucco
Exterior Features	Landscaped, Level, Underground sprinkler

Roof                      Asphalt shingle

### **Additional Information**

Zoning                      Unknown

### **Listing Details**

Listing Office              Royal LePage Kelowna



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