

# \$169,000 - 2035 Boucherie Road Unit# 11, West Kelowna

MLS® #10362587

**\$169,000**

2 Bedroom, 1.00 Bathroom, 924 sqft  
Single Family on 1.00 Acres

Westbank Centre, West Kelowna, British Columbia

BRAND NEW and Beautiful \$5,439.00 ROOF October 2025! A brand-new John Wood 50 USG electric hot water tank (\$1,766 value) recently added. Buy with confidence. All this and JUST STEPS FROM THE PARK™S PRIVATE BEACH and directly across from an open green space. This well-designed 2-bedroom home boasts a spacious layout and large pad, in a prime location along the shorefront of Okanagan Lake. The community offers easy access to wineries, hiking trails, shops, restaurants, schools, public transit, and golf courses, making it an ideal choice for a relaxed lifestyle. Enjoy a welcoming neighbourhood with good friendly neighbours. Pet-friendly (restrictions apply " up to 2 indoor cats). If you require a mortgage, Financing is available exclusively through Peace Hill Trust, with a recommended credit score of approximately 730 for park approval. The monthly pad rent of \$725 includes water, sewer, and garbage services. (id:6289)

Built in 1996

## Essential Information

Listing #	10362587
Price	\$169,000
Bedrooms	2
Bathrooms	1.00



Square Footage	924
Acres	1.00
Year Built	1996
Type	Single Family
Sub-Type	Other, See Remarks

### Community Information

Address	2035 Boucherie Road Unit# 11
Subdivision	Westbank Centre
City	West Kelowna
Province	British Columbia
Postal Code	V4T1Z6

### Amenities

Parking	Oversize
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### Interior

Heating	Forced air, See remarks
Cooling	Window air conditioner
# of Stories	1

### Exterior

Roof	Asphalt shingle
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### Additional Information

Zoning	Unknown
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### Listing Details

Listing Office	RE/MAX Kelowna
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Listing information last updated on October 13th, 2025 at 12:46pm MDT