

# \$799,000 - 613 Sutherland Avenue, Kelowna

MLS® #10364866

**\$799,000**

3 Bedroom, 4.00 Bathroom, 1,846 sqft

Single Family on 0.09 Acres

Kelowna South, Kelowna, British Columbia

With no shared living walls, this 3 bedroom, 4 bathroom half-duplex offers the feel of a detached home with over 1,800 sq. ft. of comfortable living. Freehold ownership with no bylaws and no attached neighbours means you enjoy the benefits of a single-family home without the price tag. Each bedroom has its own full ensuite, perfect for privacy and convenience whether for family or guests. The main-floor primary suite includes a walk-in closet and makes an ideal retreat. The bright, open-concept living area features a modern kitchen with granite island, ideal for cooking, entertaining, and gathering. Upstairs, additional ensuite bedrooms provide excellent flexibility for families of all sizes. An oversized garage with direct home entry and a low-maintenance yard add everyday practicality. Centrally located close to transit, just 4 minutes to downtown and 4 minutes to Kelowna General Hospital, this home delivers space, comfort, and convenience in a sought-after neighbourhood. A rare combination of flexibility, function, and value! (id:6289)

Built in 2004

## Essential Information

Listing #	10364866
Price	\$799,000
Bedrooms	3



Bathrooms	4.00
Half Baths	1
Square Footage	1,846
Acres	0.09
Year Built	2004
Type	Single Family
Sub-Type	Freehold

### Community Information

Address	613 Sutherland Avenue
Subdivision	Kelowna South
City	Kelowna
Province	British Columbia
Postal Code	V1Y5X3

### Amenities

Amenities	Schools, Shopping
Features	Level lot, Central island
Parking Spaces	1
Parking	Attached Garage
# of Garages	1

### Interior

Appliances	Refrigerator, Dishwasher, Dryer, Range - Electric, Microwave, Washer
Heating	Forced air, See remarks
Cooling	Central air conditioning
# of Stories	2

### Exterior

Exterior	Wood siding
Exterior Features	Landscaped, Level
Roof	Asphalt shingle

### Additional Information

Zoning	Unknown
--------	---------

### Listing Details

Listing Office	Royal LePage Kelowna
----------------	----------------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 12th, 2025 at 7:16pm MDT