

# 1679 Sunrise Road

**Year Built:** 2006

**4865 square feet**

**6 Bedrooms 6 Bathrooms**

**Parking:** 4 Covered + Driveway

**Lot Size:** 0.22 Acres

**Lot:** 66' X 155'

**Tax:** \$6,708.39 2022

**Zone:** RU1H

## MAIN LEVEL

Kitchen 12'6 x 19'0  
Pantry 5'7 x 5'0  
Dining Room 14'0 x 11'0  
Living Room 15'3 x 19'10  
Nook 8'11 x 11'10  
Family Room 14'10 x 16'10  
Den/Office 8'11 x 13'5  
Laundry 5'11 x 13'11  
Half Bathroom

## UPPER LEVEL

Primary Bedroom 15'0 x 19'10  
Ensuite Bathroom  
Bedroom 14'3 x 14'9

Ensuite Bathroom

Bedroom 9'11 x 14'9

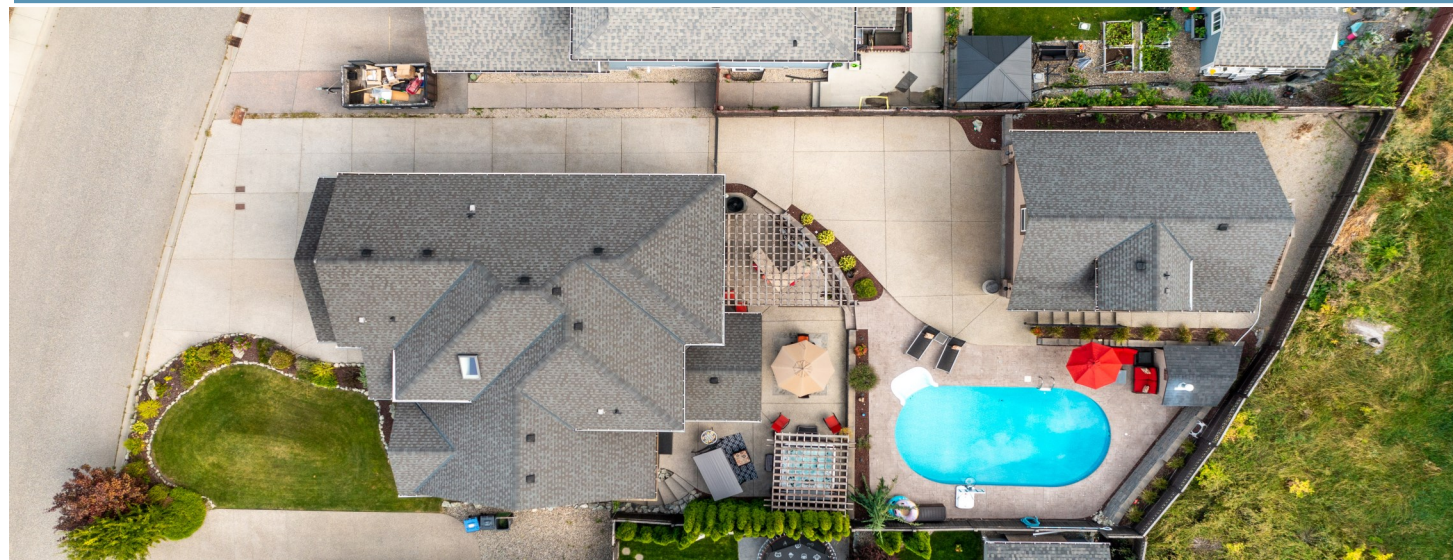
Ensuite Bathroom

## LOWER LEVEL

Rec Room 5'7 x 20'3  
Media Room 14'2 x 17'11  
Flex Space 7'0 x 11'4  
Bedroom 12'3 x 9'11  
Full Bathroom  
Bedroom 11'0 x 10'5  
Wet Bar 10'0 x 14'0  
Wine Cellar 9'4 x 10'10

## STUDIO SUITE

Studio Apartment 29'0 x 24'10  
Full Bathroom



# Incredible living space

First impressions do not disappoint. Soaring ceilings, incredible natural light and high-end finishing throughout.



# Incomparable Location & Privacy



- Fully fenced backing onto nature
- Sought-after and rare privacy
- Multiple areas to enjoy and entertain
- Hot tub
- Salt water pool
- Low maintenance landscaping
- An abundance of parking options
- No shortage of storage
- Sought-after, quiet area in a family friendly neighborhood
- Conveniently located to Big White Ski & Mountain Biking Resort



# Outdoor Space



Ideal for entertaining, the dining and living space flows out through double doors to the outdoor oasis



## Kitchen Features

- Gourmet, oversized kitchen ideal for entertaining
- Quality cabinetry and appliances
- Island with seating and a prep sink
- Spacious pantry
- Gas cook top with a pot filler
- Granite countertops
- Built-in desk area
- Open concept design to the family room and breakfast nook



## Detached Workshop W/In-Law Studio



Detached, drive thru workshop and/or garage with 220V power and endless options for the next owner. Above, is an in-law studio suite that could potentially be used as an Airbnb, or visitor accommodation



# Main Floor Office & Guest Bathroom



Office/Bedroom Option

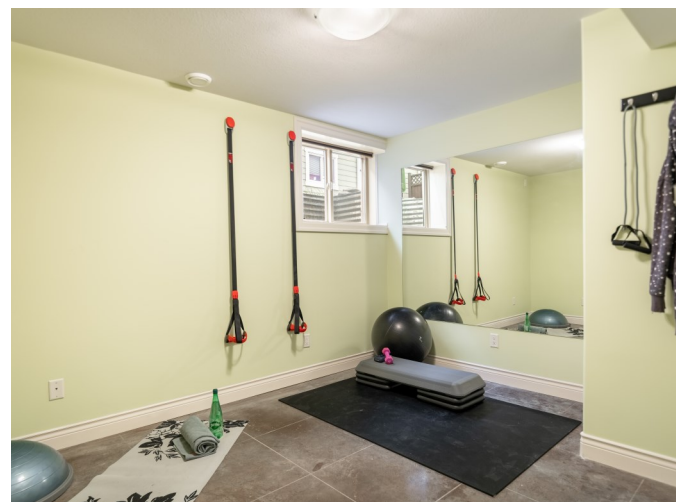


Guest Bathroom



## Brilliantly Designed

Lower level is ideal for a growing family or multi-generational living with a luxe wet bar, media room, recreation area and two more multi-functional bedroom options



# Tailored To Perfection

The impressive primary bedroom provides an exclusive haven to relax with a stunning ensuite and walk-in closet



# Upper Level

Sought-after floorplan ideal for a family with  
Two more bedroom options both with ensuite bathrooms

