

# 825 Rutland Road

## *Property Features*

- Bright family home offering a legal 2 bedroom suite and large workshop
- Natural light floods the open concept kitchen, living and dining space
- The eat in kitchen features stainless steel appliances and built in wine fridge
- The dining room leads out to the deck space overlooking the Incredible private backyard
- Mature greenery, stunning natural stone water feature, large green space and a BBQ patio
- No shortage of storage here + and incredible garage and workshop
- Two additional custom built wood sheds
- Legal suite offers 2 bed, laundry and separate entrance





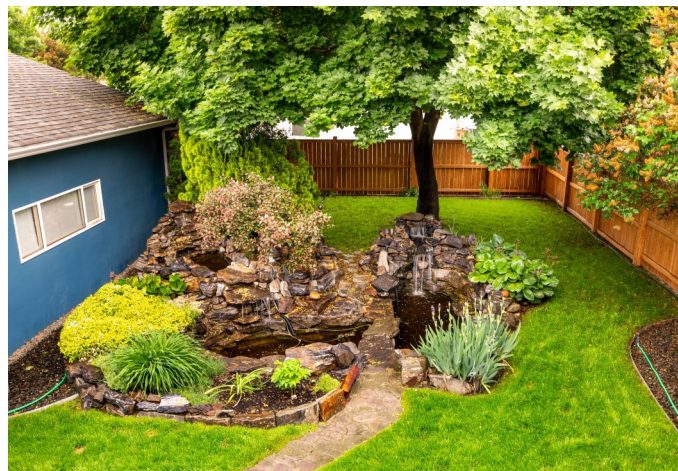
RE/MAX Kelowna  
**STONE  
SISTERS**

FOR MORE INFORMATION CALL

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**Year Built:** 1998

**1893 square feet**

**Taxes :** \$4,149.31

**4 Bedrooms 2 Bathrooms**

### MAIN LEVEL

Kitchen	11'6 x 9'5
Living Room	16'11 x 13'6
Dining Room	7'2 x 9'5
Full Bathroom	
Bedroom	11'3 x 10'1
Primary Bedroom	12'2 x 10'8

### LOWER LEVEL

Laundry	6'9 x 4'11
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**Parking:** Detached Garage + RV/Boat + ample uncovered spots

**Lot Size:** .17 acre 61"x 121"

**Suite:** Legal

### SUITE LEVEL

Kitchen	11'1 x 8'3
Full Bathroom	
Laundry	3'5 x 7'6
Bedroom	9'11 x 10'10
Primary Bedroom	14'0 x 9'8
Family Room	10'9 x 12'1



The information contained herein is deemed reliable but cannot be guaranteed as to its accuracy. Any information of special interest should be obtained through independent verification.

