

	433 MATHESON ROAD		Status	Sold
	Area	Kaleden/Okanagan Falls	Possession	
	Sub Area	KO Eastside/Lkshr Hi/Skaha Est	Title	Freehold, Bare Land Strata
	Type	Single Family	Bare Land Strata Fee	50.0
	Storeys	Two Storey	List Price	\$825,000
	Taxes	\$1,568 (2021)	Original Price	\$825,000
	MLS®	192460	Price Sold	\$825,000
	Age	Unknown	Date Sold	Jan 31/22
	Year Built		DOM	14
	Zoning	RA		
Postal Code	VOH 1R0			

CONDO INFORMATION

Subdivision	Monthly Assessment
Floors In Building	Units In Building
Units In Complex	Laundry

INTERIOR

EXTERIOR

Bedrooms	4	Fin. Sqft	2,380	Exterior Finish	Other
Bathrooms	2	Unfin. Sqft		Construction	Log
Ensuite	1			Roof	Asphalt Shingle
Remodelled	No			Foundation	Yes
Fireplace Types	Wood			Basement	Full
Fin. Fireplaces	1			Basement Devel	Fully Finished
R/I Fireplaces					

Features Available **Stove, Refrigerator, Swimming Pool, Washer, Dryer**

ROOMS

EXTERIOR FEATURES

	Bsmt	Main	Above	Below	Frontage	Lot Sqft	22,651
Total Fin Sqft		876	622	882	Lot Depth	Lot Acres	0.52
Kitchen		11'9x7'2			Land Use		
Living Room		22'11x22'10			Parking	Double Garage, RV Parking	
Dining Room		14'11x11'9			Garage Size		
Bedroom				10'7x10'6	Covered	2	
Bedroom				10'5x7'9	Site Influences	Mountain View, Park Setting, Private Setting, Quiet Area, Landscaped, Flat Site	
Bedroom				14'1x10'7			
Den/Office				11'3x9'10	SERVICES		
Laundry Rm				14x7'6	Heating	Baseboard	
Storage				7'9x4'6	Fuel	Electric, Wood	
Bathroom				4pc	Water	Drilled Well	
Master Bedroom			15'7x15'7		Sewer	Septic Installed	
Loft			16'5x14		Connect. Chrg		
Walk-in Closet			5'3x5		Services		
Ensuite			5pc		Roads		

PID/PIN Number	002-530-805
Legal Desc.	STRATA LOT 4 DL 2710 SDYD STRATA PLAN K268 EXTENDED LEGAL
Mortgage Info	
Restrictions	Rentals - Yes
Pet Size	
Restriction Notes	LONG AND SHORT TERM RENTALS, SEE LISTING AGENT FOR DETAILS.
Contingency	
Listing Office	ROYAL LEPAGE LOCATIONS WEST
Listing Office 2	ROYAL LEPAGE LOCATIONS WEST
Listing Office 3	ROYAL LEPAGE LOCATIONS WEST

Take advantage to a rare offering in the exclusive 180 acre Golden Hills subdivision located minutes away from Blasted Church Vineyards. This private property will help you unwind from your busy life with the beauty of nature and allow you peace and quiet while only being just a short distance from Penticton and Okanagan Falls. This well constructed log home offers a large master bedroom on the upper floor with a 5pc ensuite and its own private balcony to enjoy the beautiful mountain views. This home offers a large detached workshop/garage, plenty of parking for your toys and/or RV. Entertain your guests by relaxing in your pool or show off your BBQ skills on your own brick and mortar built outdoor barbeque. All measurements are approximate, Buyer's Realtor to verify if important. 24hrs required for showing. Listed By: ROYAL LEPAGE LOCATIONS WEST

	<p>This listing information is provided to you by: DORI LIONELLO PREC* - ACTIVE MEMBERS ☎ 250-486-3865 ✉ dorilionello@gmail.com ROYAL LEPAGE LOCATIONS WEST ☎ 250-493-2244 📠 250-492-6642 ✉ penticton@royallepage.ca 🌐 http://locationwestrealty.royallepage.ca</p>	
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484 MAIN STREET PENTICTON ,BC V2A 5C5

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Not intended to solicit properties already listed for sale. * Personal Real Estate Corporation. Feb 17, 2022.