

# \$820,000 - 280 Mugford Road, Kelowna

MLS® #10363223

**\$820,000**

4 Bedroom, 2.00 Bathroom, 1,995 sqft

Single Family on 0.23 Acres

Rutland North, Kelowna, British Columbia

Updated Home with Garden Oasis!

Thoughtfully updated and maintained & move-in ready. Step inside to a bright, spacious kitchen designed for cooking and entertaining. The large island is perfect for gathering, complemented by stainless appliances incl. a fridge with water and ice, a quiet Bosch dishwasher, and a water filtration system that services the entire home. The living room is filled with natural light from two new energy-efficient, windows and new blinds. The home also features a whole-house surge protector and a high-efficiency furnace (2020). The finished basement offers abundant storage, a laundry sink, second toilet, and a private furnished in-law suite with its own entrance—ideal for guests, family, or rental income. The yard is a true gardener's dream: 23' x 32' garden with rich soil, irrigation, and timers, Potting shed & greenhouse, flowering perennials, raspberries, strawberries, and rhubarb, mature shade trees and a fragrant lilac. Enjoy complete privacy with tall cedar trees and a fully fenced backyard with locking gates. The outdoor living spaces are designed for relaxation and entertainment: Large deck with sunset views, hot tub (2021) above-ground pool with water fountain & solar heater. Brand new lower patio for shady afternoon lounging. A detached garage with automatic opener, expansive under-deck storage, and loads of parking! Location, Location, Location! Close to shops, schools, and bus, just 2 minutes from the



YMCA, 10 minutes to YYW, & UBCO.  
(id:6289)

Built in 1950

### Essential Information

|                |               |
|----------------|---------------|
| Listing #      | 10363223      |
| Price          | \$820,000     |
| Bedrooms       | 4             |
| Bathrooms      | 2.00          |
| Square Footage | 1,995         |
| Acres          | 0.23          |
| Year Built     | 1950          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 280 Mugford Road |
| Subdivision | Rutland North    |
| City        | Kelowna          |
| Province    | British Columbia |
| Postal Code | V1X2E2           |

### Amenities

|                |                                                      |
|----------------|------------------------------------------------------|
| Parking Spaces | 1                                                    |
| Parking        | Additional Parking, Detached Garage, RV, See Remarks |
| # of Garages   | 1                                                    |
| Has Pool       | Yes                                                  |
| Pool           | Above ground pool                                    |

### Interior

|              |                         |
|--------------|-------------------------|
| Heating      | Forced air, See remarks |
| # of Stories | 2                       |

### Additional Information

|        |         |
|--------|---------|
| Zoning | Unknown |
|--------|---------|

### Listing Details

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



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