

The
Trinity



A QUICK POSSESSION OPPORTUNITY

PRICED AT **\$1,199,900***

*PRICE SUBJECT TO CHANGE WITHOUT NOTICE. PLUS APPLICABLE TAXES. E&OE.

2235

KENTUCKY CRESCENT
AT TOWER RANCH



TOWER RANCH

The view is forever. The opportunity is now.

Nestled in the rolling hills of the Ellison Bench and Tower Ranch Mountain Park, neighbouring an award-winning 18-hole golf course, Tower Ranch is a community where environmental stewardship and manicured greens, parks, and pathways find common ground.

**MODERN FINISHINGS,
TIMELESS STYLE.**



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TIMELESS STYLE.**



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TIMELESS STYLE.**



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TIMELESS STYLE.**



CLOSE TO EVERYWHERE YOU WANT TO BE.



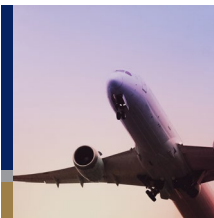
Panoramic Views

Perched above the Kelowna cityscape, Tower Ranch is a destination community that offers sun-splashed views of the mountains, lake and golf course greens below.



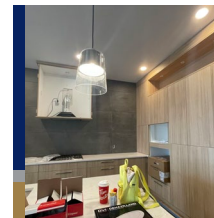
Shopping & Dining

Tower Ranch is conveniently located within a short drive to nearby shopping areas and restaurants.



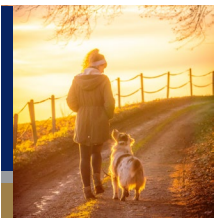
Proximity

Perfectly positioned for convenient access to key shopping and dining hubs, parks and schools, UBCO and the Kelowna International Airport.



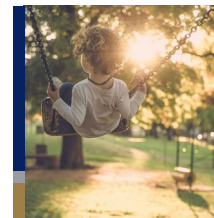
Four Season Activities

From the downhill slopes, cross-country skiing, and snowshoeing, to golf and lake life in the summer, there are great ways to enjoy the outdoors, all year round.



Tower Ranch Mountain Park

Nestled into the hills of Tower Ranch Mountain Park and 42 acres of preserved treed green space, Tower Ranch provides a gateway to the great outdoors.



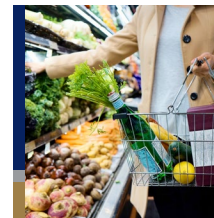
Schools & Parks

In Tower Ranch, the proximity to both elementary, middle and high schools, as well as parks and greenspace is attractive to growing families.



Wineries & Vineyards

At Tower Ranch, wine connoisseurs won't be disappointed by the selection available in their own backyard.



Tower Ranch Community Association

As a member of the Tower Ranch Community Association, Homeowners have access to on-site amenities.

PROPERTY SUMMARY

Property Type | Single Family

Title | Freehold (No Lease)

Neighbourhood | Tower Ranch

Parking | 3 Car Garage

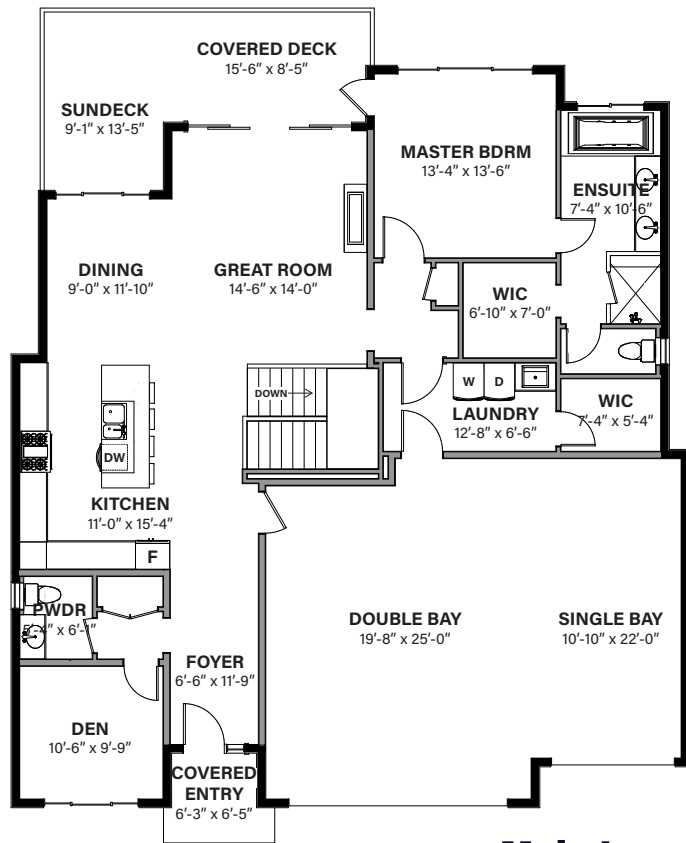
Bedrooms | 3 + Den

Bathrooms | 2.5

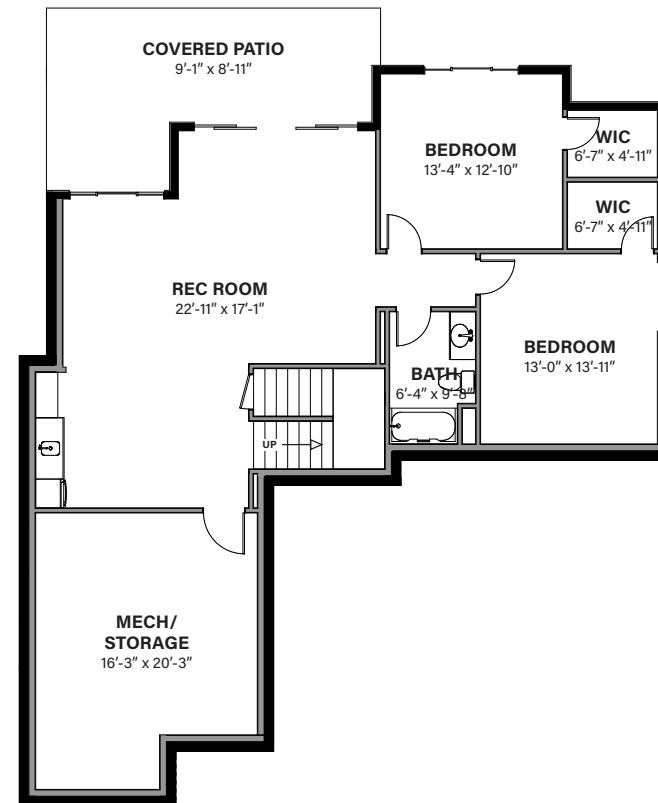
HOME FEATURES WE THINK YOU'LL LOVE

- Triple car garage
- Main level living featuring the great room, master bedroom and ensuite, powder room and den
- Entertainment-style kitchen
- Quartz countertops in kitchen, ensuite, powder room and bar
- Beautiful mountain views
- Laminate flooring in main living spaces
- Carpet in bedrooms and on the stairs
- Heated tile floor in the ensuite
- Rough in for gas BBQ
- Floor to ceiling tiled gas fireplace

BUNGALOW WALK-OUT IN THE HEART OF THE OKANAGAN



Main Level



Walk-Out Level


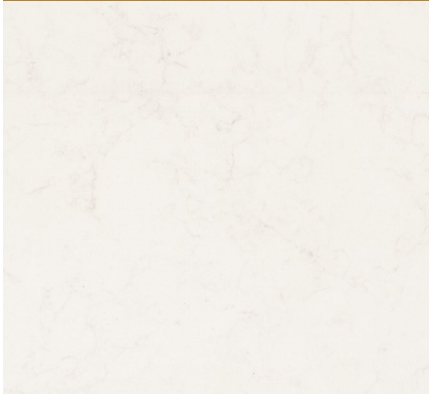

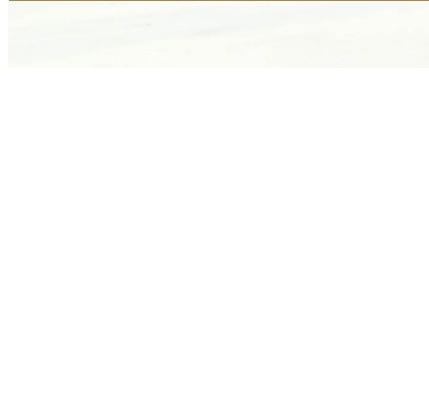

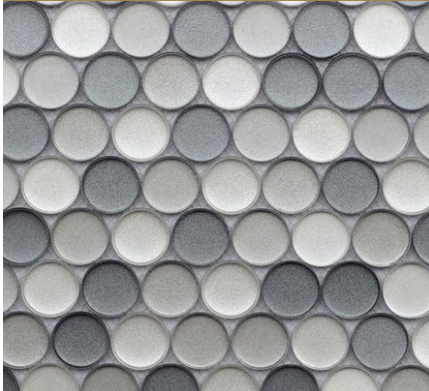
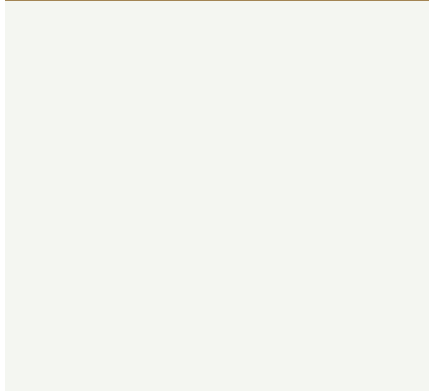

MAIN LEVEL | 1630 SQ. FT.

WALK-OUT LEVEL | 1172 SQ. FT.

TOTAL | 2802 TOTAL SQ. FT.

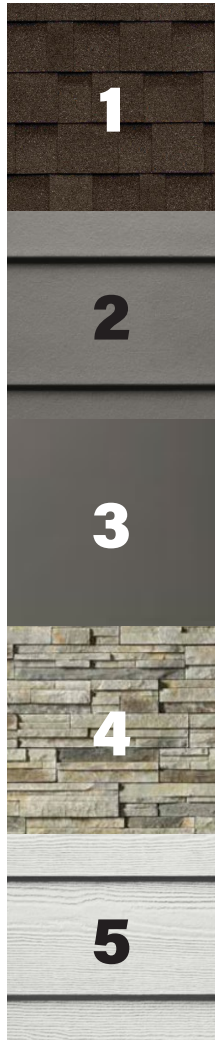
In a continuing effort to improve our product offering, we reserve the right to modify or change the floor plans and specifications without notice. Floor plans are conceptual marketing drawings only. All dimensions and sizes are approximate. E&OE.

INTERIOR SELECTIONS DESIGNER INSPIRED FIT & FINISH

KITCHEN BACKSPLASH TILE BLANCO	QUARTZ COUNTERTOP SUAVE BIANCO	KITCHEN CABINETS CHANTILLY LACE	ENSUITE FLOOR AND SHOWER SUAVE BIANCO
			
FIREPLACE TILE MID GREY	BAR BACKSPLASH TIERRA SOL CRYSTAL	KITCHEN ISLAND SHEER BEAUTY	LAMINATE FLOORING BOWERY OAK
			

Samples shown are representational, for marketing purposes only. We reserve the right to modify and change specifications without notice. E&OE.

EXTERIOR SELECTIONS INSPIRED BY THE LAND



1

IKO Dynasty Shingles
"Driftwood"

2

Hardie Fascia/Belly Band
"Iron Grey"

3

Steelcraft Garage
"Sable Grey"

4

Pro-Fit Echo Ridge
"Alpine Ledgestone"

5

Hardie Siding
"Arctic White"





**SALES AMBASSADOR
CHRISTY SHAUGHNESSY**

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