

**2553 Sunny Lake Court**  
Lake Country, BC V1Y 6C2

**CENTURY 21**  
Assurance Realty Ltd.

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**MLS# 10301948**



**\$1,097,800**

**4 Bedrooms | 3 Bathrooms | 2,565 Sqft**

Welcome home to the burgeoning, family-friendly community of The Lakes, nestled amongst the rolling hills of Lake Country. Outdoor enthusiasts, this home is built for you; minutes to hiking/biking trails, three different lakes, several award-winning wineries, fresh-fruit orchards, and world-class golf courses. This well-built, rancher-walk-out style home is situated on a corner lot of a cul-de-sac with a fully fenced, professionally landscaped yard, offering great privacy, room for a pool and outdoor oasis, a spacious deck with gas BBQ line, as well as RV/trailer parking. Inside you will find 4 spacious bedrooms, 3 bathrooms and an entertainer, open-concept floor plan with tons of natural light. This home offers fantastic space for growing/large families or hosting guests with two bedrooms and the main living spaces up and two bedrooms, a bathroom, a family room, a wet bar area and a brand-new, in-law style kitchen area (wired for 220 suite potential) down plus bonus partially finished space perfect for a media room, office, home-gym, art studio or whatever your imagination desires. The lower level is ripe with the opportunity to create a full suite (468 sq ft of partially finished space available to add to your home) with its own separate entrance to have the in-laws live downstairs or generate some income through student rentals or a home-based business. Seize the



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