Private: 195 Ravine Drive, Coldstream BC V1B 4C9



Gated 6 acres spectacular home and views

Deluxe custom-built executive home in Coldstream. This wonderfully appointed 6bed 4bath executive family home was custom built in 2014 by Richbuilt Homes. Situated at the end of the cul-de-sac in the exclusive Ranchlands neighborhood, this home takes advantage of the landscape and maximizes the outdoor space and views. Featuring a large chef's kitchen with Butler's pantry, the kitchen comes with built-in Kitchen Aid appliances including an induction cooktop and double ovens perfect for the home chef. A large primary bedroom on the main level has an oversized walk-in closet, generous 5-piece bathroom and your own private access to the hot tub. The large, covered deck with custom screens, fire table, hot tub and built-in BBQ takes full advantage of the scenery, providing evening sunsets and unmatched views of the valley and lakes. Take the stairs down to the heated saltwater pool for a swim then relax on the sun deck or under the large pergola. The lower grass level is perfect for bocce, volleyball or even a new pickleball court. Upstairs has three more generous bedrooms while the lower entertainment level features a large family room ideal for game night, with a wet bar and two more bedrooms for guests. Plenty of storage and room for all your toys with a full 6 bay heated garage with upper and lower entrances and RV entrance. Radiant floor heating and two forced air AC units make this home wonderfully efficient – stays cool in the summer and the perfect warmth in winter.

dba Priscilla Consulting Services Inc.
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Specifications

MLS®# 10396909	Neighborhood Coldstream
Year Built 2014	Zoning R3
Lot Size 6 acres	**Home Size**
	Total Square Footage 5,304 sq. ft.
Main Level 2,150 sq. ft.	Upper Level 1,092 sq. ft.
Lower Level 2,062 sq. ft.	Bedrooms 6
Bathrooms 4	Taxes $12,327. for 2025

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