

11
51SUNSET
DRIVE

REGISTER

OVER 60%
SOLDKELOWNA'S MOST
PRESTIGIOUS
ADDRESS

introducing the lakeside lifestyle
upscale downtown casually chic
prime-residence place-to-be
place in kelowna

eleven fifty one
sunset drive

REGISTER TODAY

Rendering is an artistic representation only

AREA

FEATURES

PLANS

VIEWS

DEVELOPER

CONTACT

REGISTER



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B C C O N D O S . N E T



LAKESIDE LIFESTYLE



Eleven Fifty-One Sunset Drive overlooks the uncommonly beautiful lagoons, beaches and boardwalks of Waterfront Park. Next door is Kelowna's vibrant Cultural District and Prospera Place, home to the WHL's Kelowna Rockets and year round, top tier entertainment attractions. The Kelowna Yacht Club and its adjoining Cactus Club Restaurant are only a short stroll away. And with close proximity to the future Interior Health Building, which will employ 800-900 people in downtown Kelowna, plus the downtown business district, Eleven Fifty-One Sunset Drive is a great location for those who want to ride or walk to work, while still living the lakeside lifestyle.

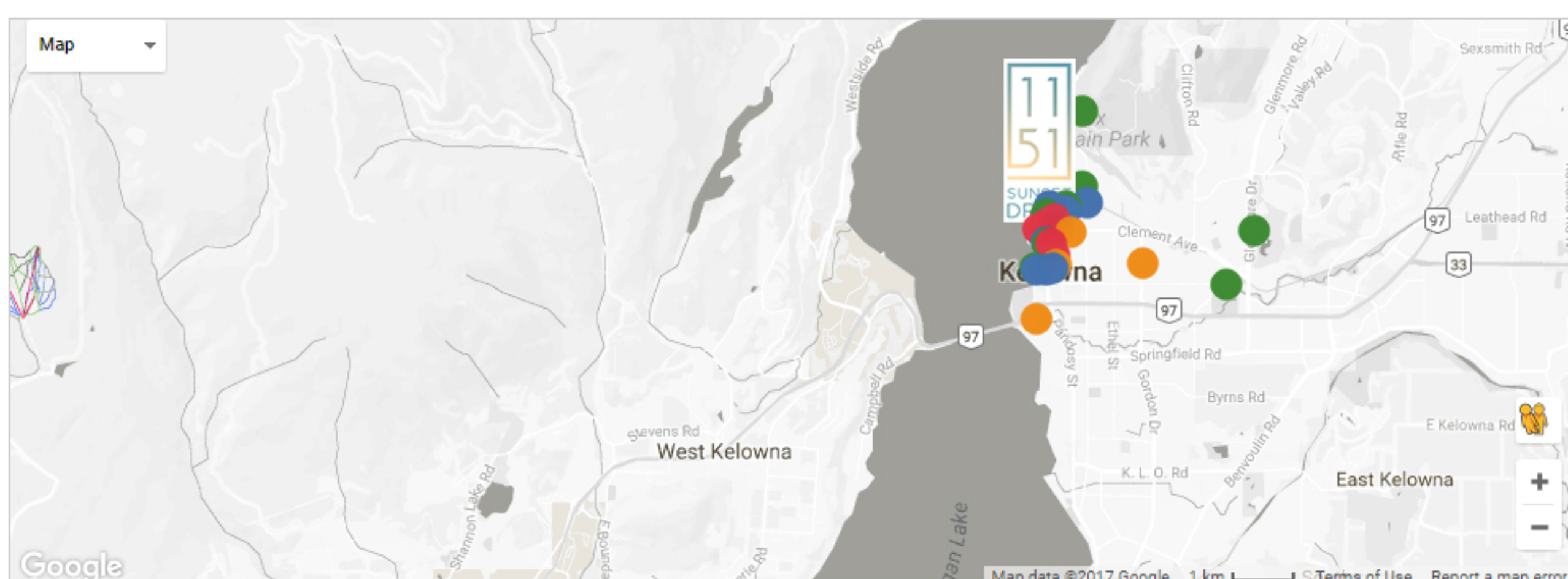


CASUALLY CHIC

Kelowna's Sunset Drive neighbourhood is the definition of casually chic.

It's home to people like you looking to connect casually with one another in a beautiful natural setting with great food, wine and cultural attractions. If style and taste, minus attitude, matter to you, then you're going to find Sunset Drive's ambiance nearly perfect.

AREA MAP



Attractions

Food and Beverage

Parks and Recreation

Shopping

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FEATURES



Eleven Fifty-One Sunset Drive was conceived and planned with nothing less than your complete convenience, comfort and enjoyment in mind.

The attention to detail is evident in every aspect of the building. A spacious lobby gives way to thoughtful amenities designed for casual social activity. From the multi-purpose room with its deluxe kitchen for large-scale entertaining to the generous terrace with its own outdoor kitchen and plunge pool designed for warmth in winter and coolness in summer, this will be a gathering place to make memories year-round. And working out is a pleasure in the fully equipped fitness room. Should you need to take care of business, Eleven Fifty-One offers a meeting room that opens onto a separate private terrace overlooking a quiet reflective pond.



FEATURES LIST

[DOWNLOAD FEATURES PDF](#)

CONCRETE LIVING

- Concrete and glass tower with contemporary colour accents
- Large floor-to-ceiling windows to take advantage of the captivating views
- Generously sized exterior balconies
- Beautifully appointed lobby and suite entry doors
- Multi-purpose amenity room with a deluxe kitchen and lounge area
- Outdoor private terrace including a plunge pool and BBQ kitchen
- Fitness room and business meeting workspace
- Spacious decks with natural gas outlet
- Landscaped grounds with reflective pond and waterfall feature
- Pedestrian friendly community with restaurants, recreation, entertainment, Okanagan Lake and numerous other amenities and services just outside your door

INTERIORS

- Choice of two designer colour schemes: "Champagne" featuring warm ivories and "Vodka" featuring cool grays
- 9' ceilings (townhomes offer 9' on kitchen/living levels, 8' ceilings on upper floor)
- Plank engineered hardwood flooring throughout the main living areas including all bedrooms
- Tile flooring in bathrooms
- Contemporary baseboard and window/door trim package
- Window blinds
- Pot lights in select locations throughout
- 3-panel interior doors

LAUNDRY

- Stacking front load Energy Star® rated washer and dryer

KITCHENS

- Shaker cabinetry complete with full-height upper cabinets
- Quartz and Marble countertops
- 2 basin under-mount stainless steel sinks
- Gourmet stainless steel appliance package
- 30" gas slide-in range with built-in hoodfan above
- 17.0 Cu. Ft. Energy Star rated bottom mount refrigerator, High temperature, ultra-quiet dishwasher
- Under-counter microwave
- Designer specified backsplash tiles including accent features

BATHROOMS

- Vanity matching kitchen cabinetry
- Contemporary plumbing fixtures
- Designer-style polished chrome faucets and shower heads
- Designer-specified tiled tub/shower surrounds
- Tub/shower combo in main bath, shower in ensuite

PEACE OF MIND

- Fob-only access lobby with video surveillance, plus enter phone with security camera at lobby
- Gated parking, secured bike storage and car wash station at the parking level
- 2-5-10 Year Warranty provided by Travelers Guarantee and backed by Kerkhoff Construction's experienced and friendly post-sale customer service team

In our continuing effort to improve and maintain the high standard of 1151 Sunset Drive development, the developer reserves the right to modify or change plans, specifications, features and prices without notice. Materials may be substituted with equivalent or better at the developer's sole discretion. All dimensions and sizes are approximate and are based on architectural measurements. As reverse, mirrored and/or flipped plans occur throughout the development please see architectural plans if material to your decision to purchase. Renderings are an artists conception and are intended as a general reference only. Please refer to disclosure statement for specific offering details. E.&O.E.



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SELECT A PLAN TYPE

ONE BEDROOM SERIES

TWO BEDROOM SERIES

TOWNHOMES

BUILDING FLOOR KEYS



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REGISTER

V FROM PLAN K
FLOOR 18-20

N

VIEW FROM PLAN K
FLOOR 18-20

NE



View is taken from the 18th floor, approximate only, and is not representative of a specific suite. E. & O. E.

VIEWS FROM FLOORS 18-20

SELECT A FLOOR

FLOORS 18-20 >

FLOORS 15-17

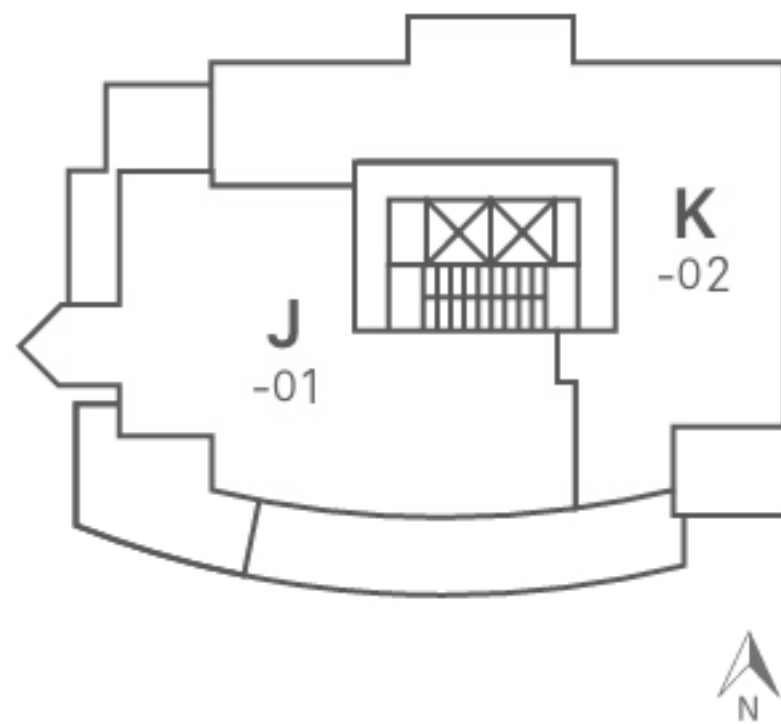
FLOORS 12-14

FLOORS 9-11

FLOORS 6-8

FLOOR 3-5

BUILDING KEY



PLANS ON THIS FLOOR

J 2 Bedroom plus Den 2,026 SF

K 2 Bedroom plus Sitting 2157 SF

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BC CONDOS.NET





A COMBINATION OF REGIONAL & LOCAL EXPERTISE

Founded in 1968, Kerkhoff Construction has established an international reputation for excellence. The company is a leader in the construction industry with numerous successful and recognizable buildings throughout British Columbia. It built Executive House, the first high-rise in Kelowna. The Skytrain bridge, linking New Westminster and Surrey, was a Kerkhoff project as were most of the Coquihalla Highway's bridges and overpasses. In addition, Kerkhoff was responsible for more than twenty buildings for Expo '86, the Kamloops Courthouse and the Granville Island Hotel. Over the years Kerkhoff has further distinguished itself in the residential sector with projects such as 1000 Beach Condos, Sunwest Condo Tower, D'Corize Condo Tower, Whyte Ave Condos, and Latis Condos.

With every new development, Kerkhoff Construction is dedicated to exceptional craftsmanship. Quality alone does not produce success and Kerkhoff is equally focused on furthering its values of community and family. To meet these goals of quality and community Kerkhoff has engaged the expertise of local design consultants. In addition, the majority of the tradespeople employed in Eleven Fifty-One Sunset Drive's construction will also be local. Eleven Fifty-One Sunset Drive marks Kerkhoff's return to Kelowna as both developer and builder. The company is committed to making 1151 Sunset Drive Kelowna's most prestigious residential development.

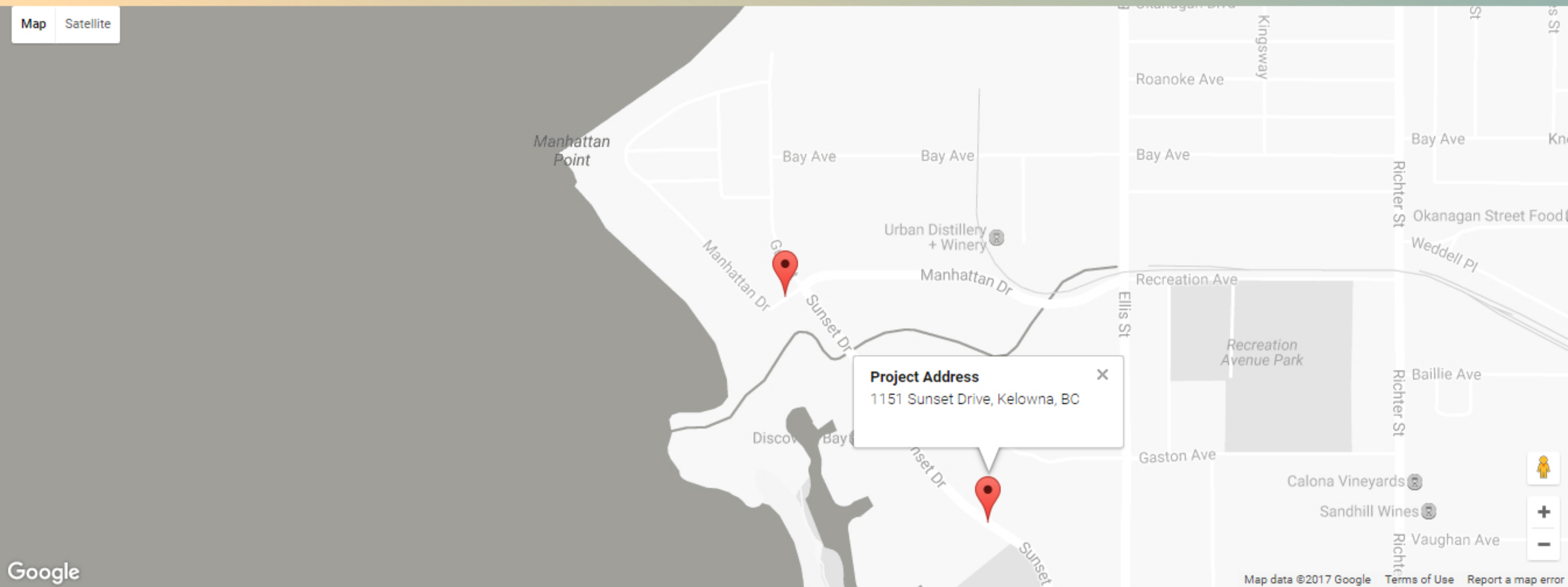
KERKHOFF WEBSITE





REGISTER

CONTACT



PRESENTATION CENTRE

1001 Manhattan Drive, Kelowna, BC V1Y 9Y6

Monday - Saturday 11 am - 4 pm
& evenings by private appointment
Sundays Closed

tel 250.980.7637**email** info@1151sunset.com

PROJECT ADDRESS

1151 Sunset Drive, Kelowna, BC

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