NEIGHBOURHOOD PROFILE
Located north of West Kelowna on the west side of Okanagan Lake, this neighbourhood has a lot of opportunities to explore nature. Bear Creek Provincial Park provides camping and hiking. During the summer, this neighbourhood is very popular for camping and hiking. To complete all of your errands you will have to head in to West Kelowna to a vehicle is definitely a necessity.

<table>
<thead>
<tr>
<th>COMMUTE TO UBC</th>
<th>SCHOOLS</th>
<th>RECREATION</th>
<th>AVERAGE HOUSE PRICE</th>
</tr>
</thead>
<tbody>
<tr>
<td>No transit service. 27-40 MIN Car</td>
<td>None</td>
<td>Bear Creek Provincial Park, Kelowna Dirt Bike Club Motorcross Track</td>
<td>$2,500,000– 4 bedroom home</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>AVERAGE RENTAL $/MONTH</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>$3100– 1 bedroom condo</td>
</tr>
</tbody>
</table>
**NEIGHBOURHOOD PROFILE**

This neighbourhood offers unique views of Okanagan Lake and the Kelowna cityscape. With mainly a residential population, amenities are only a few minutes drive away. Right next to this neighbourhood is a shopping centre with a gas station, Tim Hortons, Shoppers Drug Mart, TD Bank and a movie theatre. Parks and wineries are throughout the area. A car is required to accomplish all of your errands.

**COMMUTE TO UBC**
- 90-100 MIN Public Transit
- 25-30 MIN Car

**SCHOOLS**
- Rose Valley Elementary
- Constable Neil Bruce Middle School

**RECREATION**
- Rose Valley Regional Park
- Hiking
- Biking
- Wineries

**AVERAGE HOUSE PRICE**
- $1,140,000– 3+ bedroom home

**AVERAGE RENTAL $/MONTH**
- $5,000– 3+ bedroom home
This neighbourhood is well known for its wineries and beautiful views of Okanagan Lake. This area offers many lakefront and lake view homes, hence its name. The area is also not far from the bridge and downtown Kelowna. This area is especially well-known for being home to one of the Okanagan’s most popular wine routes, the Westside Wine Trail. A vehicle is recommended.

**COMMUTE TO UBC**
- 60-70 MIN
- Public Transit
- 25-30 MIN
- Car

**SCHOOLS**
- Hudson Road Elementary
- Mount Boucherie Secondary School

**RECREATION**
- Mt Boucherie Regional Park
- Kalamoir Regional Park
- Hiking
- Swimming

**AVERAGE HOUSE PRICE**
- $1,449,000 – 3+ bedroom home

**AVERAGE RENTAL $/MONTH**
- $4,000 – 3 bedroom
SHANNON LAKE

NEIGHBOURHOOD PROFILE

Shannon Lake is outside of the major centres and is a beautiful neighbourhood that offers an abundance of nature and family-oriented communities. There are several hiking and walking trails nearby. It is a peaceful but car-dependent area. It takes about 10 minutes to get to the main centres in West Kelowna and 15 to 20 minutes to Kelowna.

COMMUTE TO UBC
- 90-95 MIN Public Transit
- 31-35 MIN Car

SCHOOLS
- Shannon Lake Elementary

RECREATION
- Shannon Lake Golf Course
- Shannon Lake Regional Park
- Fishing
- Hiking

AVERAGE HOUSE PRICE
- $895,000 - 3 bedroom home

AVERAGE RENTAL $/MONTH
- $4,000 - 3 bedroom
This neighbourhood is right on the outskirts of urban Westbank and is ideal for families who desire spacious living and enjoy recreational activities such as hiking and biking. A rural landscape and numerous working farms offer residents opportune access to local produce but it’s close to Westbank Centre so all urban amenities such as shopping and dining are accessible. It’s a very car dependent area.

**COMMUTE TO UBC**
100+ MIN
Public Transit
36-40 MIN
Car

**SCHOOLS**
None

**RECREATION**
Smith Creek Trail System
Biking
Hiking

**AVERAGE HOUSE PRICE**
$889,000–3 bedroom home

**AVERAGE RENTAL $/MONTH**
$1700–2 bedroom suite
NEIGHBOURHOOD PROFILE

With a wide array of amenities and its location, Westbank Centre is a hub of activity with easy access to Kelowna and Peachland. The amenities include the Westbank Museum, grocery stores, coffee shops, restaurants, parks and cinemas. Just outside of this neighbourhood are access to beaches, wineries, and hiking. Most errands can be accomplished on foot, by bike or by transit.

COMMUTE TO UBC
70-90 MIN
Public Transit
30-35 MIN
Car

SCHOOLS
Chief Tomat Elementary School
Ecole George Pringle Elementary
Lady of Lourdes Elementary

RECREATION
Johnson Bentley Aquatic Centre
Kids Care Spray Park
Westbank Farmers Market
Public Library

AVERAGE HOUSE PRICE
$933,000– 3 bedroom home

AVERAGE RENTAL $/MONTH
$1500– 1 bedroom condo
This is an urbanizing neighbourhood ideal for active young families and offers affordable housing with a variety of amenities for residents. With markets and stores dotting the neighbourhood, many errands can be accomplished close by. Within close proximity there is access to beaches, hiking, biking and to Westbank Centre with shopping and dining. A car is recommended due to size of the neighbourhood.

**COMMUTE TO UBC**
- 90-100 MIN Public Transit
- 36-40 MIN Car

**SCHOOLS**
- Glenrosa Elementary
- Glenrosa Middle School
- Westbank Adventist School

**RECREATION**
- Glen Canyon Regional Park
- Hiking

**AVERAGE HOUSE PRICE**
- $760,000– 3 bedroom house detached

**AVERAGE RENTAL $/MONTH**
- $1800– 1 bedroom suite