



800 Government Street 101 Penticton British Columbia

\$775,000

Listing Presented By:



Originally Listed by:

RE/MAX Penticton Realty



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You'll be hard pressed to beat everything this package has to offer! Built in 2012 this half duplex totals over 2700sqft, has a 1 bedroom suite below, a 3 bedroom 3 bathroom main area with a fenced back yard, & a detached garage off alley access & parking for 4-5 vehicles! The main part of this home is vacant & ready to move into or rent both top & bottom have an awesome investment property with 2 long term tenancies! If backyard you will find a spacious kitchen with large island & dining area, with brand new laminate floors throughout the whole main floor & all new paint on the main floor/up the stairs & down the hall. Past the kitchen / dining area is a massive living & dining rm with a feature fireplace, big windows, & lots of layout options. Upstairs is a nook for a desk, 2 good sized secondary bedrooms, a full bathroom, top floor laundry/linen, & a dream sized primary suite with walk in closet & private ensuite. The suite, currently rented at 1450/month, is 814sqft with a private entrance a spacious layout & its own laundry. The suite income can service almost \$250,000 worth of your mortgage! The fully fenced backyard & huge patio space off the main floor is perfect for kids & private to entertain. The bonus here is the detached single garage out back & extra deep parking behind it and to the side with room for multiple vehicles or to store a recreational vehicle. Priced below assessed value and with updates inside and a mortgage helper below this is the perfect package! (id:6769)

3pc Ensuite bath 8'4" x 5'

4pc Bathroom 10'3" x 5'1"

Primary Bedroom 17'2" x 15'8"

Bedroom 11' x 10'4"

Bedroom 12'5" x 12'3"

2pc Bathroom 6'9" x 2'1"

Dining nook 13'5" x 10'4"

Living room 13'4" x 12'6"

Kitchen 15'4" x 12'3"

Other 7'7" x 3'

Other 7'7" x 7'

Full bathroom

Living room 16'4" x 10'

Bedroom 11'5" x 10'

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Dining room 14'8" x 10'4"

Kitchen 11'6" x 11'2"