



# 1495 Graham Street 107 Kelowna British Columbia

\$489,000

Welcome to Fuzion, an amenity-rich community in the heart of downtown Kelowna. This modern and functional home is just minutes from beaches, Lake Okanagan and Kelowna's best restaurants, shops, and breweries. This incredible 2 level loft offers soaring ceilings in your open concept living level, with private outdoor terraces, and both indoor and outdoor entries. The bright and airy living room has 20' ceilings with generous windows, creating a ton of natural light. The open concept kitchen features an eat up bar, lots of cabinetry, and a functional nook, perfect for a desk or open to your ideas. A huge bonus is the large powder room, with generous entry way closet. Up the exposed wooden staircase is the primary bedroom, with walk in closet, 3 piece ensuite with generous concrete shower, and water closet. Fuzion has central heating and cooling, underground parking and storage locker. Amazing amenities include rooftop pool and hot tub, gym, infrared sauna, car wash bay, meeting room, fitness centre, and guest suite. Pet friendly too - perfect home for dog owners, with ground level access. \*\*Freshly vacant for quick possession!\*\* (id:6769)

3pc Ensuite bath 14'3" x 5'4"

Laundry room 3'0" x 4'0"

Other 5'0" x 5'7"

Primary Bedroom 13'8" x 11'1"

Dining nook 5'3" x 3'3"

Dining room 11'2" x 7'3"

Kitchen 14'6" x 11'3"

Foyer 9'0" x 5'5"

Partial bathroom 5'1" x 5'6"

Living room 11'2" x 11'7"

Foyer 8'0" x 4'8"

Listing Presented By:



Originally Listed by:

Angell Hasman & Assoc Realty Ltd.

<https://hallcassie.com/>



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