



## 3545 Carrington Road 108 West Kelowna British Columbia

\$434,900

Outstanding main floor corner unit on the quiet side of the building offering privacy and beautiful views!! This one is all about the LOCATION!! Aria is a development of 3 beautiful buildings strategically placed in a Golf course setting for those that want to feel like they are living a resort lifestyle every day. The grounds are maintained to very high standards and boast beautiful mountain, lake and valley views. Bring your golf cart!! Welcome to an absolutely immaculate home with a very functional floorplan. Two spacious bedrooms with their own ensuite bathrooms. The 2nd bedroom ensuite has 2 entry doors so that it can be accessed by guests without entering the bedrooms.. The primary bedroom has a walkout to the covered patio. 9ft ceilings and large windows, gleaming laminate floors, granite counter tops, cozy electric fireplace. Rare Find-2 PARKING SPACES INCLUDED positioned as you enter the parkade for your convenience. Secure storage unit. Rentals are allowed for a minimum of 6 months. Great investment property. Lease fee is only \$204.99 monthly NO PROPERTY TRANSFER TAX Pet friendly with restrictions: 1 dog, 1 cat 18" to the shoulder or less than 30 pounds. Walking distance to absolutely everything. Shops, Bistro's, Dr's, Wineries and Golf Courses. (id:6769)

Utility room 4'6" x 3'3"

Laundry room 8'5" x 4'10"

5pc Ensuite bath 8'4" x 7'11"

Primary Bedroom 10'11" x 19'3"

Bedroom 9'10" x 17'2"

4pc Bathroom 9'1" x 4'11"

Kitchen 15'5" x 8'2"

Dining room 14'7" x 9'

Living room 14'2" x 18'

Listing Presented By:



Originally Listed by:

Coldwell Banker Horizon Realty



Royal

**LePage**

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