



415 Commonwealth Road 140 Kelowna British Columbia

\$334,000

Enjoy the sweet life in this well maintained 2008 Modulux Park Model that is close to the Family Activity Centre. Here you will find the outdoor pool, hot tub, shuffleboard, coin laundry and Thyme at Ellison Lake restaurant. The open concept kitchen features an island that will make entertaining so much fun. The living room is bright and cheery with windows that open to allow the fresh air to flow through. Lots of parking for two vehicles. The AC unit was replaced in 2023. The Hot Water Tank was replaced in 2024. The water softener, reverse osmosis, B/I vacuum and shed are also included. There is a new fence in the back and along the one side. Enjoy all the amenities offered - pools, hot tubs, golf course, gym, sauna, library, games room, Pickleball, billiards, woodworking shop, social events such as dinners and dance. The Annual Maintenance Fee is payable in January of each year. For 2026 the fee is \$5763 which includes security, water, sewer, use of the amenities, maintenance of the common areas and roads snow removal and garbage disposal area. Property taxes are payable to the City of Kelowna. The lot price is \$120,000 which is registered with the Federal Government. The Park Model price is \$214,000 with ownership being transferred by Bill of Sale. There is no Property Transfer Tax. Long and short term rentals allowed. Room measurements are approximate. (id:6769)

Full bathroom 7'3" x 8'0"

Den 5'6" x 8'0"

Primary Bedroom 12'0" x 9'2"

Living room 30'0" x 10'0"

Kitchen 17'4" x 12'0"

Listing Presented By:



Originally Listed by:

Coldwell Banker Horizon Realty



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.