



1701 34 Street Vernon British Columbia

\$675,000

DOUBLE CITY LOT o 4 BEDROOMS o 2 FULL BATHS o 1,600+ SQ FT o GAZEBO o FULLY FENCED BACKYARD

The backyard is where this property really shines. The expansive, fully fenced double lot provides plenty of room to enjoy, while the covered deck creates a comfortable outdoor entertaining area -- perfect for hosting a small group, enjoying dinner outdoors or relaxing even when the weather isn't perfect. A separate gazebo provides another inviting spot to enjoy summer patio season, morning coffee or evening gatherings. Inside, this is a home with personality and character, rather than another cookie-cutter renovation. The functional layout provides four bedrooms, two full bathrooms and plenty of room for a growing family, guests, a home office or hobbies. Recent updates include a newly painted exterior with PVC accents, new window coverings and a new dishwasher. Additional features include a 2006 high-efficiency furnace, 2006 heat pump, 2017 hot water tank, and copper/PEX plumbing with copper fittings. Situated in a great area and sitting on a rare double city lot, this property offers something increasingly hard to find -- a home with character, usable space and room to enjoy the outdoors. Come see the space, picture yourself enjoying the backyard gazebo this summer, and discover what makes 1701 34 Street different. (id:6769)

Utility room 14'6" x 13'8"

4pc Bathroom 6'7" x 7'

Bedroom 15'2" x 10'2"

Bedroom 11'5" x 8'11"

Recreation room 20'1" x 16'2"

Laundry room 6'4" x 11'1"

4pc Bathroom 6'1" x 8'7"

Bedroom 9'1" x 11'9"

Primary Bedroom 11'2" x 11'9"

Kitchen 18'5" x 13'1"

Living room 16'3" x 13'1"

Listing Presented By:



Originally Listed by:

Royal LePage Downtown Realty

<http://www.johnchristmaseveryday.com/>



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.