



# 1331 Ellis Street 209 Kelowna British Columbia

\$489,000

Welcome to this inviting 2 bed/2 bath unit nestled in the heart of the downtown core. Perfectly positioned for convenience, this property offers an ideal lifestyle for those seeking urban living without compromising on comfort. Situated within close proximity to essential amenities, surrounded by shopping centers, cafes, dining options & parks, all within easy walking distance. Featuring a practical layout, this unit features a spacious primary bedroom complete with a convenient ensuite. The second bedroom serves as a versatile space, ideal for a home office, guest accommodation, or for growing families. Step outside onto the covered patio, offering an additional 100 sq feet of outdoor space, perfect for unwinding after a long day. Secure entry and underground parking provides peace of mind. Savvy investors will be enticed by the property's potential for generating rental income, thanks to its highly sought-after location & desirable amenities. With an attractive price point and a range of amenities at your fingertips, first-time homebuyers will appreciate the affordability & value this property offers. Combining convenience, location, functionality & investment potential, this home presents a rare opportunity to embrace urban living at its finest. Whether you're a first-time homebuyer looking to take your first step onto the property ladder or an investor seeking a lucrative venture, this unit ticks all the boxes. Don't miss out on the chance to make this your own! (id:6769)

Other 11'3" x 10'1"

Full ensuite bathroom 8'1" x 5'3"

Primary Bedroom 11'5" x 15'10"

Full bathroom 8'1" x 4'9"

Bedroom 12'6" x 12'8"

Living room 13'0" x 17'2"

Kitchen 13'0" x 16'0"

Dining room 11'11" x 12'2"

Listing Presented By:



Originally Listed by:

RE/MAX Kelowna - Stone Sisters



Royal

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