



# 3060 Sunnyview Road Vernon British Columbia

\$829,900

This well-built rancher with walkout basement sits on a quiet bench off Bella Vista Road and has been beautifully maintained over the years. Starting with great curb appeal, the home offers level entry, a large yard, and a second (non-conforming) driveway for easy backyard access. The professionally landscaped yard includes a recently finished retaining wall on the south side and a spacious covered sundeck--perfect for enjoying the outdoors in any season. Inside, you'll find original hardwood floors, great natural light, and a practical 3-bedroom layout on the main floor. The kitchen and living areas flow nicely, with plenty of room for everyday life and entertaining. Downstairs features a bright bachelor suite with flexible use--ideal as a mortgage helper, guest space, or easily re-integrated into the main home if preferred. The roof was replaced in 2021, the home features a 125-amp electrical panel, and there's generous storage throughout. Solid structure, thoughtful care, and a great location make this home a standout in today's market. Measurements taken from Matterport. (id:6769)

3pc Bathroom Measurements not available  
Den 16'7" x 9'1"  
Living room 28'6" x 13'8"  
Kitchen 11'1" x 13'8"  
Bedroom 9'4" x 13'1"  
Bedroom 9'3" x 9'8"

Primary Bedroom 9'4" x 13'1"  
4pc Bathroom 4'11" x 10'1"  
Dining room 9'1" x 10'1"  
Workshop 11'10" x 15'9"  
Kitchen 10'7" x 10'1"  
Living room 14'3" x 13'2"

Listing Presented By:



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