



## 2100 Boucherie Road 316 West Kelowna British Columbia

\$545,000

Welcome to Bay Vista. This beautiful 2-bedroom, 2-bathroom condo is perfectly positioned across the road from Okanagan Lake. Enjoy easy access to the stunning Gellatly Bay Promenade connecting you to the lake, beaches, lush parks, Gellatly Nut Farm, breathtaking viewpoints and picturesque trails. The open floor plan has been well maintained and is move-in-ready! Enjoy cooking in this bright kitchen featuring stainless steel appliances with lots of counter space. The adjoining living and dining room is perfect for entertaining. Enjoy the cozy living room with gas fireplace and access to a large balcony, perfect for relaxing and soaking up the Okanagan scenery featuring mountain, city and a charming PEEK-A-BOO lake view. UPGRADES INCLUDED: - All-new appliances in 2021 - New vinyl plank flooring and paint in 2020 - UV light-blocking blinds in the living room - Blackout blinds and curtains in both bedrooms, and two new toilets. ADDITIONAL FEATURES INCLUDE: - Pet-friendly: One dog and two cats allowed (max 12 inches at the shoulder) - Underground parking, - Storage unit conveniently located the same floor - Outdoor swimming pool and hot tub - Community room with a kitchen, pool table and shuffleboard - Across the street from Okanagan Lake - Storage room conveniently located on the same - Secured underground parking stall \*\*Don't miss out! This is more than a condo--it's a lifestyle\*\* (id:6769)

Full bathroom 8'5" x 9'11"

Bedroom 13'10" x 9'11"

Full ensuite bathroom 8'1" x 8'

Primary Bedroom 17'10" x 13'4"

Dining room 11'7" x 9'

Living room 16'7" x 14'8"

Kitchen 13'7" x 10'8"

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna



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.