



20-233-06500328 10/07/2013

356 Marmot Court Vernon British Columbia

\$799,000

Rare opportunity to put your stamp on this structurally sound, custom built home on an exclusive street in the heart of the Okanagan! Ideally located to amazing amenities, this quiet neighborhood is also within a short drive to renowned lakes and beaches. The craftsmanship of this custom home boasts many upgraded features. You feel welcomed in the grand entry way with a curved staircase leading to the main level. Extra large mudroom with floor to ceiling storage for all your sports and outdoor equipment. The lower level offers 10 foot ceiling showcasing a flex space perfect for a home office or workout room. On the main living level, the views of the surrounding mountains and lakes are breathtaking. The open concept seamlessly connects the living, dining and kitchen. Access direct from the kitchen leads to the back patio and grill station and the private fenced backyard which is well suited for a pool. The main living level also has an extra spacious laundry room offering abundant storage. The double oversized garage includes a workbench area and a roomy functional cold room. A flat driveway has ample additional parking. Comforts such as air conditioning, irrigation, hot tub, central vac and a natural gas BBQ line round out this home's features. This well lived in executive 5+ bedroom, 3 full bath family home is an amazing deal at this new price!!! You can look forward to settling into a tranquil neighbourhood community nestled in the vibrant little city of Vernon! (id:6769)

Full bathroom 10' x 6'

Other 26' x 21'5"

Mud room 8'9" x 11'7"

Family room 13'4" x 22'4"

Bedroom 10'6" x 11'7"

Bedroom 11'7" x 11'4"

Office 11'9" x 13'4"

Full ensuite bathroom 7' x 12'

Full bathroom 6' x 11'

Laundry room 6'3" x 12'2"

Bedroom 10'11" x 9'11"

Dining room 10' x 13'

Bedroom 10'7" x 10'10"

Primary Bedroom 14' x 14'5"

Kitchen 18'4" x 11'6"

Living room 16'9" x 13'4"

Listing Presented By:



Originally Listed by:

Coldwell Banker Executives Realty

<http://www.vernonhomes4sale.ca/>



Royal

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