



## 3805 30 Avenue 402 Vernon British Columbia

\$389,900

Great top floor SE corner condo, with fantastic views of sunrises and sunsets, in well run and desirable 55+ Avenue West Apartments. Features include; wood cabinets in kitchen, dining room with sliding glass door onto the enclosed balcony, soaring vaulted ceilings with transom windows in the living room and master bedroom for lots of natural light, a cozy gas fireplace in the living room, custom blinds and vinyl flooring throughout. There is a large spare bedroom, a 3 piece main bath with shower and a 4 piece en-suite with tub and shower. There is a new washer and shelving in the laundry area for extra storage. The unit has it's own forced air furnace and central A/C for comfort. The storage locker is located on the same floor #4-13 and their is secure underground parking #34. The elevator was upgraded in Dec 2023 and the poly-b plumbing in the building has been replaced as well as the faucets and shut offs in the kitchen and bathrooms. Hot water is included in the strata fee! Located close to downtown, for easy access to shopping, health care and the Schubert Centre. Must see to appreciate, book your showing today! (id:6769)

Laundry room 6'0" x 2'6"

Sunroom 7'11" x 9'7"

4pc Ensuite bath 7'2" x 7'9"

Bedroom 11'11" x 13'0"

3pc Bathroom 8'2" x 6'0"

Primary Bedroom 13'5" x 15'1"

Kitchen 8'5" x 9'2"

Dining room 9'0" x 9'2"

Living room 11'10" x 14'4"

Listing Presented By:



Originally Listed by:

O'Keefe 3 Percent Realty Inc.



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