



1220 Pacific Avenue 406 Kelowna British Columbia

\$449,999

Newly constructed by VLS Developments, this award winning building is just one block from the Capri Centre (slated for redevelopment to densify and attract more shopping/amenities). Enjoy walking to grocery stores, coffee shops, restaurants, GoodLife Fitness, and more! Sutherland Avenue features a dedicated, protected bike lane connecting directly to the Landmark District and the Parkinson Recreational Centre, with a new facility anticipated to begin construction next year. Thoughtfully designed, the building includes secure bike storage, e-bike charging, a wash and tune-up station, and a community clubroom with a kitchenette and an expansive BBQ patio. Pet-friendly policies allow up to two dogs (under 25 pounds each), two cats, or one of each --if you have just one dog, there is no size restriction. This unit comes with a designated storage locker. The kitchen is perfect for entertaining, with Bianco Gioia quartz countertops and backsplash, an island seating four, a Samsung stainless steel appliance package, and plenty of storage space. Utilize the den for an office, nursery, gaming room or additional closet space. High ceilings (nine feet!) and large windows fill the home with light, creating a bright canvas for your personal touch. This unit has never been occupied, therefore GST applies. Take advantage of incentives such as VTB options available from the seller. (id:6769)

Den 6'11" x 7'7"

Kitchen 8'11" x 15'9"

Living room 13'6" x 18'2"

4pc Bathroom 5'5" x 8'6"

Primary Bedroom 11'10" x 9'8"

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Royal

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