



## 450 Ibis Avenue Vernon British Columbia

\$394,500

Beautifully Maintained Rancher on Double Lot - Just Steps from the Beach Welcome to 450 Ibis Avenue in Parker Cove. This well-kept 3-bedroom, 2-bathroom rancher sits on a spacious double lot, just a 5-minute walk from the beach. Designed for comfortable living, the home features an open-concept layout with a sunken living room, highlighted by a large picture window and a cozy gas fireplace. The spacious dining area easily accommodates a large table and hutch, making it ideal for gatherings. The updated kitchen offers a skylight, ample counter space, and abundant cabinetry--perfect for both everyday cooking and entertaining. Off the kitchen, a bright sunroom provides a peaceful space to relax and enjoy views of the backyard. The primary bedroom fits a king-sized suite with ease and includes a walk-in closet and a private en-suite bathroom. Two additional bedrooms and an updated main bathroom offer flexibility for family, guests, or office space. Outdoors, the fully fenced and manicured backyard is ideal for gardening or enjoying time in nature. The detached garage includes a workbench and convenient access to the backyard via a man door. Additional features include: Heat pump for efficient heating and cooling Built-in vacuum system Skylights in the kitchen and entryway Roof replaced approx. 6 years ago Heat pump installed approx. 8 years ago Hot water tank replaced approx. 5 years ago Updated bathrooms and windows This home is on a registered leasehold lot with an annual lease of \$5760.04 currently secured until January 2043. Whether you're seeking a full-time residence or a relaxing getaway, this home offers a peaceful beachside lifestyle in the welcoming community of Parker Cove. Don't miss the opportunity to make this your next home. (id:6769)

Other 22' x 24'

Sunroom 30' x 10'

Laundry room 6'6" x 5'

Dining room 12' x 13'5"

Bedroom 9' x 10'

Bedroom 10' x 12'

3pc Ensuite bath 6'6" x 5'10"

4pc Bathroom 8' x 6'

Primary Bedroom 13'5" x 13'5"

Kitchen 10' x 13'5"

Living room 22' x 13'5"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

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