



## 532 Loon Avenue Vernon British Columbia

\$445,000

Welcome to 532 Loon Avenue, a stunning 2-bedroom, 2-bath custom-built home located in the tranquil community of Parker Cove. This 6-year-old gem offers an open-concept main living area accentuated by vaulted ceilings and easy-care laminate flooring, creating a bright and inviting atmosphere. Step into the fabulous kitchen, featuring crisp white cabinetry, a spacious island perfect for meal prep or entertaining, and a suite of black stainless steel appliances, including a coveted gas range. The living room flows seamlessly through French doors to a wonderful covered patio area, ideal for outdoor dining or relaxing. The spacious master bedroom is a true retreat, boasting a large walk-through closet and an ensuite bathroom that elevates daily routines to a spa-like experience. Enjoy heated flooring, a towel rack, and a shower panel with a rain shower head and body jets, ensuring every shower is a luxurious escape. Additional highlights include an attached heated garage, a fenced yard, a propane hook-up for your BBQ, and an overhead fan on the patio for those warmer days. The property is leased, with a term registered until 2056 and an annual payment of \$5726.63. Plus, you'll appreciate being just a short walk from the beach, providing endless opportunities for relaxation and recreation. Don't miss the chance to make this fantastic home yours! (id:6769)

Dining room 10' x 8'

Bedroom 12'11" x 12'11"

3pc Ensuite bath 6'1" x 14'11"

4pc Bathroom 9'11" x 5'9"

Primary Bedroom 14'5" x 14'11"

Living room 12'5" x 19'5"

Kitchen 13'10" x 10'10"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

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



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.