



601 Valiant Drive Penticton British Columbia

\$1,299,000

Pride of ownership shines throughout this meticulously maintained home, offering an impressive list of upgrades, thoughtful features, and added income potential with a beautifully updated self-contained rental suite. Major improvements include newer roofs on both the main home and suite, new continuous rain gutters, annual furnace and central A/C servicing, and a new hot water tank to be installed prior to completion. The well-appointed kitchen features a gas cooktop, dual wall ovens, and a newer dishwasher, while the primary bedroom enjoys the comfort of its own dedicated air conditioning unit. Smart mechanical upgrades include a central plumbing manifold system with individual shut-off valves, a fully automated irrigation system, power-operated entrance gate, permanent programmable LED exterior lighting, and fully irrigated mature landscaping. Cozy up by the gas fireplace or explore the future potential of the unfinished lower basement with plumbing already roughed in for an additional bathroom. The updated rental suite offers newer flooring, lighting, refrigerator, in-suite laundry, and its own private fenced yard, making it ideal for extended family or mortgage-helper income. This is a truly move-in ready property with exceptional care, quality upgrades, and room to grow. (id:6769)

4pc Bathroom 8'9" x 8'
 Bedroom 11'10" x 9'11"
 Bedroom 11'10" x 10'3"
 3pc Ensuite bath 9' x 4'3"
 Primary Bedroom 13'10" x 11'11"
 Recreation room 22'8" x 11'7"
 Recreation room 22'7" x 11'1"

Bedroom 14'11" x 10'3"
 Family room 23'1" x 15'2"
 Laundry room 12'1" x 10'3"

4pc Bathroom 7'6" x 6'
 Bedroom 11'9" x 9'6"
 Kitchen 16'9" x 10'6"
 Dining room 10'6" x 7'10"
 Living room 20'3" x 12'5"
 Full bathroom 9' x 6'6"
 Bedroom 10'4" x 10'2"

Kitchen 13'8" x 9'4"
 Living room 13'1" x 10'3"

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#4002 - 2271 Harvey Ave ,
 Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

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