



## 7004 Manning Place Vernon British Columbia

\$829,999

Welcome to the Foothills newest subdivision at Manning Place!! Large lots stretching down to BX creek with spectacular Morning Sunrise Eastern views. Contemporary style non-strata level entry with walkout basement half duplex with 3 bedrooms 3 bathrooms. Open floor plan Kitchen to Dining & Living rm & 14'6x12' covered sundecks to bbq & entertain. Also on main level the Primary bedroom has double vanity ensuite & walk-in closet. Powder rm & laundry, generous Foyer entered through covered walkway or Double car Garage. Basements hold 2nd & 3rd bedrooms, Flex area for gym space, reading nook etc., full 4 pc Bathroom and large Recreation Room with walkout to covered 14'6x10'3 Patio and backyard. This unit has upgrades of EV Charger in garage, Electrical for hot tub, Gas & Electric for Kitchen Oven, Gas BBQ outlet on Sundeck. Walking trails of BX Creek & the Grey Canal right there, Silver Star Mountain year round resort only 15 minutes up the hill. Walk to Elementary or Bus to High School and only minutes to downtown, lakes and golfing. Landscaping, retaining and fencing completed for you on possession so all you need do is move in and enjoy!!! GST applicable but NO PTT. (id:6769)

Other 14'6" x 10'3"

Full bathroom 5'4" x 11'7"

Other 8'6" x 7'8"

Recreation room 13' x 20'3"

Bedroom 9'9" x 11'2"

Bedroom 9'5" x 13'

Other 14'6" x 12'

Other 19' x 22'

Laundry room 6' x 6'6"

Foyer 8'3" x 5'8"

Partial bathroom 6' x 5'4"

Other 5' x 7'

Full ensuite bathroom 8' x 7'

Primary Bedroom 10'10" x 13'8"

Dining room 11'3" x 11'9"

Living room 14' x 13'6"

Kitchen 9'5" x 11'10"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

<http://johnkristian.ca/>



Royal

LePage

#4002 - 2271 Harvey Ave ,  
Kelowna, BC,

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