



## 7007 Appaloosa Way Vernon British Columbia

\$859,900

The quintessential Okanagan property that comes to the forefront when showcasing what the Okanagan lifestyle is all about! Fabulous post & beam lake view 1 + 2 bedroom rancher with walkout basement situated on quiet no thru road close to vineyards, golf course and beach on a manicured .24 acre lot with in ground kidney shaped pool. You will automatically feel the warmth and coziness that this home exudes as soon as you walk in the door! Airy main floor features high lofty ceilings, rustic bright kitchen that overlooks lake & valley, sunny master suite complete with walk-in closet & 4 pce ensuite. Lower level offers 2 bright bedrooms with doors leading to pool area as well as full bathroom and spacious recreation room. Outside you will enjoy the quietness and tranquility of bordering farm land as well as enjoying splashing good times in the pool whilst enjoying the stunning valley & lake views. So much to see! So much to offer! Simply move in! All measurements taken from Virtual tour iGUIDE (id:6769)

Utility room 13'1" x 10'

Recreation room 16'9" x 21'6"

3pc Bathroom 8'2" x 6'4"

Bedroom 15'6" x 10'

Bedroom 11'5" x 11'11"

Laundry room 7' x 3'

Full ensuite bathroom 11'4" x 10'5"

Primary Bedroom 17'9" x 10'4"

Kitchen 11'6" x 18'8"

Dining room 8' x 8'11"

Living room 17'5" x 16'7"

Listing Presented By:



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Royal LePage Downtown Realty

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