



2035 Boucherie Road 71 West Kelowna British Columbia

\$220,000

Dreaming of lakeside living without breaking the bank? Discover this spacious 2 bedroom/2 bathroom 2008 home in West Kelowna, featuring a large living room, a well-appointed kitchen with ample storage, and an expansive outdoor deck perfect for enjoying the Okanagan lifestyle. The home offers a desirable split-bedroom layout for enhanced privacy and two skylights that fill the space with natural light and a jacuzzi bathtub located in the ensuite for ultimate relaxation. Recent upgrades include an updated hot water tank, dishwasher, superior vinyl planking flooring, installed leafguard, and fresh paint throughout. Enjoy walking proximity to beach access for those hot Okanagan days and evenings. A beautiful shed provides additional storage. The property boasts attractive landscaping with mature peach and cherry trees and a fenced yard. Gross annual taxes are \$1272. Prospective buyers are encouraged to know their credit score prior to requesting a viewing (a score around 730 is typically required). Please note, while cats and small pets are welcome, dogs are not permitted. This is a must-see property. (id:6769)

Laundry room 5'0" x 4'7"

4pc Ensuite bath 9'0" x 5'0"

Full bathroom 7'0" x 5'0"

Bedroom 11'0" x 10'8"

Primary Bedroom 13'0" x 11'7"

Kitchen 17'0" x 13'0"

Living room 13'3" x 13'0"

Listing Presented By:



Originally Listed by:
Royal LePage Kelowna

<http://www.franmorash.com/>



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.