



# 904 33 Avenue Vernon British Columbia

\$1,250,000

Welcome to this fantastic family home in the highly sought-after Royal Oak neighborhood of East Hill! This beautifully maintained walkout rancher offers stunning million-dollar views, a functional family-friendly layout & plenty of space for everyone to enjoy. With 6 bedrooms & 3 full bathrooms, this home is ideal for growing families. Originally designed with a larger family room, two of the lower-level bedrooms could be reconfigured to create additional recreation space if desired. The main level showcases hardwood & tile flooring, a bright open-concept kitchen & great room & stunning vaulted beam ceilings. The spacious primary bedroom is conveniently located on the main floor & features a full ensuite with heated tile flooring, creating a comfortable retreat. A second bedroom on the main floor provides excellent flexibility & would make an ideal home office, guest room, or nursery. Floor-to-ceiling windows capture breathtaking views while filling the home with natural Okanagan sunshine. Step outside to the expansive covered deck that spans the length of the home, perfect for entertaining family & friends, complete with a gas BBQ hookup. The bright walkout basement features oversized windows throughout, creating an abundance of natural light, along with a spacious family room with direct access to the fully fenced backyard. You'll also find a huge media room and games/exercise area, offering flexible space for the whole family. The fully landscaped backyard offers plenty of room for kids & pets to play, while the low-maintenance front yard makes upkeep a breeze. Located on a quiet cul-de-sac with no through traffic, this home is just a short walk to Silver Star Elementary, and within walking distance of Vernon Secondary School, Vernon Community Music School, playgrounds, and Lakeview Park's popular Peanut Pool. Enjoy easy access to Silver Star Mountain Resort, Ok...

Listing Presented By:



Originally Listed by:

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Family room 21'5" x 21'6"

Full bathroom 5'9" x 8'2"

Bedroom 13'11" x 11'1"

Full ensuite bathroom 8'11" x 9'3"

Full bathroom 9'9" x 7'

Primary Bedroom 21'11" x 16'6"

Bedroom 14'6" x 11'1"

Laundry room 10'7" x 10'

Recreation room 12'10" x 12'10"

Dining room 12'10" x 12'10"

Bedroom 13'11" x 9'5"

Living room 29'10" x 17'5"

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Bedroom 15'11" x 12'

Kitchen 13'11" x 14'2"

Bedroom 14'8" x 11'9"