



## 625 Academy Way PH20 Kelowna British Columbia

\$459,000

A prime opportunity for investors or first-time buyers--welcome to PH20 at 625 Academy Way. This top floor 2 bedroom, 2 bathroom unit features new flooring, fresh paint, a smart split floor plan with large windows and a bright, open concept living space. Designed for functionality and low-maintenance living, the kitchen offers stainless steel appliances, modern two-tone cabinetry, and durable wide-plank flooring throughout. Each bedroom is positioned on opposite sides of the unit, ideal for privacy and maximizing rental potential. Both bedrooms have easy access to a full bathroom, making it perfectly suited for student or long-term rentals. Enjoy the convenience of in-suite laundry, a covered balcony, and one dedicated parking stall. Located within walking distance to UBCO, transit, coffee shops and recreation, this property is consistently in demand and has a strong rental history. Whether you're expanding your investment portfolio or seeking affordable, turn-key ownership, this unit offers exceptional value in a high-demand location. (id:6769)

Other 7'9" x 3'7"

Full bathroom 8'0" x 4'11"

Bedroom 10'0" x 10'10"

Full ensuite bathroom 4'11" x 7'5"

Primary Bedroom 10'0" x 12'9"

Laundry room 2'5" x 2'10"

Kitchen 10'3" x 12'2"

Living room 12'3" x 10'2"

Listing Presented By:



Originally Listed by:

RE/MAX Kelowna - Stone Sisters



Royal

LePage

#4002 - 2271 Harvey Ave ,  
Kelowna, BC,

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

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