



**1197 QUEEN STREET
Penticton BC**

\$319,000

- Living Room 17x11\1\4
- Kitchen 12x6\1\2
- Eating Area/Nook 7\7x6\1\6
- Bedroom 9\5x9\1\1
- Bedroom 11\9x9\1\7
- Laundry Rm 5\2x4\1\1
- 4pc Bathroom



A charming bungalow in Penticton's desirable K-Street area! Only steps to shopping and nearby schools, this comfortable bungalow is perfect for a family just starting out or a couple looking to downsize. Tree lined streets make for a wonderful pedestrian neighbourhood. Updates to this 2 bed, 1 bath manageable home include some flooring, ductless heat pump for cooling in the Okanagan summers, roofing, and paint. The fully fenced yard space offers room for kids & pets to play and has been partially converted to xeriscaping. A rear lane and detached storage building makes a nice workshop space for the craftsman. Plenty of additional parking with lane access. Grocery shopping and a cafe are steps away and parks are just a few blocks in this family oriented neighbourhood. All measurements are approximate. Call the listing agent for more information and tours.

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