



## 435 Franklyn Road 115 Kelowna British Columbia

\$250,000

Charming Ground-Level Condo Perfect for First-Time Buyers or Investors! Priced well below the competition to allow for the upgrades of your choice. Discover this very affordable 2-bedroom, 1-bathroom ground-level unit, adjacent to the beautiful Ben Lee Park. Ideal for first-time homebuyers or savvy investors, this property combines convenience, comfort, and potential. Tenant-occupied on a month-to-month basis a buyer could assume the tenant or provide 2-3 months' notice, and make this home their own. The strata currently has no rental restrictions, municipal regulations do apply. Cats are allowed with strata approval. No in suite laundry, however you will find a clean, shared laundry facility on the first floor, featuring four washers and dryers at affordable rates. The condo includes secure underground parking (stall #115), providing peace of mind for your vehicle. Step outside to your private ground-level patio, a perfect space for gardening or relaxation. Inside, the open-concept living area and functional kitchen create a welcoming atmosphere, perfect for everyday living and entertaining. In unit storage offers convenience and plenty of space. Situated within walking distance to shopping, dining, walking trails, and parks, this home offers a lifestyle of convenience and leisure. Whether you're looking for your first home or an investment, this unit has tons of potential. (id:6769)

Storage 4'0" x 6'2"

Dining room 8'5" x 8'6"

Bedroom 13'2" x 8'2"

4pc Bathroom 8'2" x 5'11"

Primary Bedroom 16'9" x 9'6"

Living room 15'1" x 10'11"

Kitchen 7'5" x 7'3'5"

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

<http://tanyagrants.ca/>

**RE/MAX Kelowna**

**RE/MAX Kelowna**

100-1553 Harvey Avenue,  
Kelowna, BC, V1Y 6G1

Phone: 250-870-6145  
[dallas@remaxkelowna.com](mailto:dallas@remaxkelowna.com)

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.