



## 610 Academy Way 120 Kelowna British Columbia

\$739,900

MOVE-IN READY! Welcome to Academy Ridge in the University District, whether you're looking for a new home or a quality investment, this is the perfect fit. This Beta floor plan is move-in ready and offers a rare level of flexibility. Enjoy a modern interior with Whirlpool stainless steel appliances, quartz countertops, window coverings, LED lighting, 9ft ceilings, and central natural gas heating & AC. A double side-by-side garage provides generous parking and storage. The Beta layout stands out with two potential lock-off rooms, each with a private entrance and a full three-piece bathroom, ideal for multigenerational living, guests, home workspace, or added income potential. Academy Ridge is built for convenience with a central green park, a bus stop at the entrance, and a full 2-5-10 year new home warranty. Walk to UBCO, drive five minutes to YLW, shopping, restaurants, and golf, and reach Big White or Silver Star in under an hour. Modern, affordable living, right where you want to be. Book your viewing today. Note: Photos feature a staged unit with the same colour scheme and floorplan of the listed property. Price plus GST. (id:6769)

2pc Bathroom Measurements not available

4pc Ensuite bath 8'0" x 9'0"

Primary Bedroom 14'0" x 12'0"

Kitchen 14'0" x 8'0"

Dining room 12'0" x 10'0"

Living room 13'0" x 13'0"

3pc Ensuite bath 9'0" x 5'0"

Bedroom 14'0" x 12'0"

Other 21' x 19'

3pc Ensuite bath 9'0" x 5'0"

Bedroom 14'0" x 12'0"

Listing Presented By:



Originally Listed by:  
Coldwell Banker Horizon Realty

<http://www.watson-brothers.com/>

**RE/MAX Kelowna**

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